

Table of Contents

Table of Contents	1
Executive Summary Report	3
<i>Sales Sample Representation of Population - Year Built or Year Renovated.....</i>	<i>4</i>
<i>Sales Sample Representation of Population - Above Grade Living Area.....</i>	<i>5</i>
<i>Sales Sample Representation of Population - Grade.....</i>	<i>6</i>
<i>Comparison of 2007 and 2008 Per Square Foot Values by Year Built or Year Renovated</i>	<i>7</i>
<i>Comparison of 2007 and 2008 Per Square Foot Values by Above Grade Living Area</i>	<i>8</i>
<i>Comparison of 2007 and 2008 Per Square Foot Values by Grade</i>	<i>9</i>
<i>Population Summary.....</i>	<i>10</i>
Area Map	11
Analysis Process.....	12
<i>Effective Date of Appraisal: January 1, 2008.....</i>	<i>12</i>
<i>Date of Appraisal Report: July 15, 2008.....</i>	<i>12</i>
<i>Highest and Best Use Analysis.....</i>	<i>12</i>
<i>Special Assumptions and Limiting Conditions.....</i>	<i>12</i>
<i>Identification of the Area</i>	<i>13</i>
Name or Designation:	13
Boundaries:.....	13
Maps:	13
Area Description:.....	13
<i>Preliminary Ratio Analysis</i>	<i>13</i>
<i>Scope of Data.....</i>	<i>14</i>
Land Value Data:.....	14
Improved Parcel Total Value Data:	14
Land Model.....	15
<i>Model Development, Description and Conclusions.....</i>	<i>15</i>
<i>Land Value Model Calibration</i>	<i>16</i>
<i>Vacant Sales Used In This Physical Inspection Analysis.....</i>	<i>19</i>
<i>Vacant Sales Removed From This Physical Inspection Analysis.....</i>	<i>21</i>
Improved Parcel Total Value Model:	22
<i>Model Development, Description and Conclusions.....</i>	<i>22</i>
<i>Improved Parcel Total Value Model Calibration</i>	<i>23</i>

<i>Glossary for Improved Sales</i>	26
<i>Improved Sales Used In This Physical Inspection Analysis</i>	27
<i>Improved Sales Removed From This Physical Inspection Analysis</i>	109
Model Validation	117
<i>Total Value Model Conclusions, Recommendations and Validation:</i>	117
<i>Area 75 Physical Inspection Ratio Confidence Intervals</i>	118
<i>Area 75 Physical Inspection Ratio Confidence Intervals</i>	119
<i>Physical Inspection Ratio Study Report (Before)</i>	120
<i>Physical Inspection Ratio Study Report (After)</i>	121
<i>Client and Intended Use of the Appraisal:</i>	122
<i>Definition and Date of Value Estimate:</i>	122
Market Value	122
Highest and Best Use.....	122
Date of Value Estimate.....	123
<i>Property Rights Appraised:</i>	123
Fee Simple	123
<i>Assumptions and Limiting Conditions:</i>	124

Executive Summary Report

Appraisal Date 1/1/2008 - 2008 Assessment Roll

Area Name / Number: Snoqualmie Ridge / Issaquah Highlands / Area 75

Previous Physical Inspection: 2003

Sales - Improved Summary:

Number of Sales: 2427

Range of Sale Dates: 1/2005 - 12/2007

Sales – Improved Valuation Change Summary						
	Land	Imps	Total	Sale Price	Ratio	COV
2007 Value	\$148,800	\$352,100	\$500,900	\$557,700	89.8%	13.88%
2008 Value	\$233,100	\$319,600	\$552,700	\$557,700	99.1%	11.90%
Change	+\$84,300	-\$32,500	+\$51,800		+9.3%	-1.98%
% Change	+56.7%	-9.2%	+10.3%		+10.4%	-14.27%

*COV is a measure of uniformity, the lower the number the better the uniformity. The negative figures of -1.98% and -14.27% actually represent an improvement.

Sales used in this analysis: All sales of one to three unit residences on residential lots which were verified as, or appeared to be market sales were considered for the analysis. Individual sales that were excluded are listed later in this report. Multi-parcel sales, multi-building sales, mobile home sales, and sales of new construction where less than a 100% complete house was assessed for 2007 or any existing residence where the data for 2007 is significantly different from the data for 2008 due to remodeling were also excluded. In addition, the summary above excludes sales of parcels that had improvement value of \$25,000 or less posted for the 2007 Assessment Roll. This also excludes previously vacant and destroyed property partial value accounts.

Population - Improved Parcel Summary Data:

	Land	Imps	Total
2007 Value	\$158,700	\$357,100	\$515,800
2008 Value	\$237,700	\$332,100	\$569,800
Percent Change	+49.8%	-7.0%	+10.5%

Number of improved Parcels in the Population: 4661

The population summary above excludes multi-building, and mobile home parcels. In addition parcels with 2007 or 2008 Assessment Roll improvement values of \$25,000 or less were excluded to eliminate previously vacant or destroyed property value accounts. These parcels do not reflect accurate percent change results for the overall population.

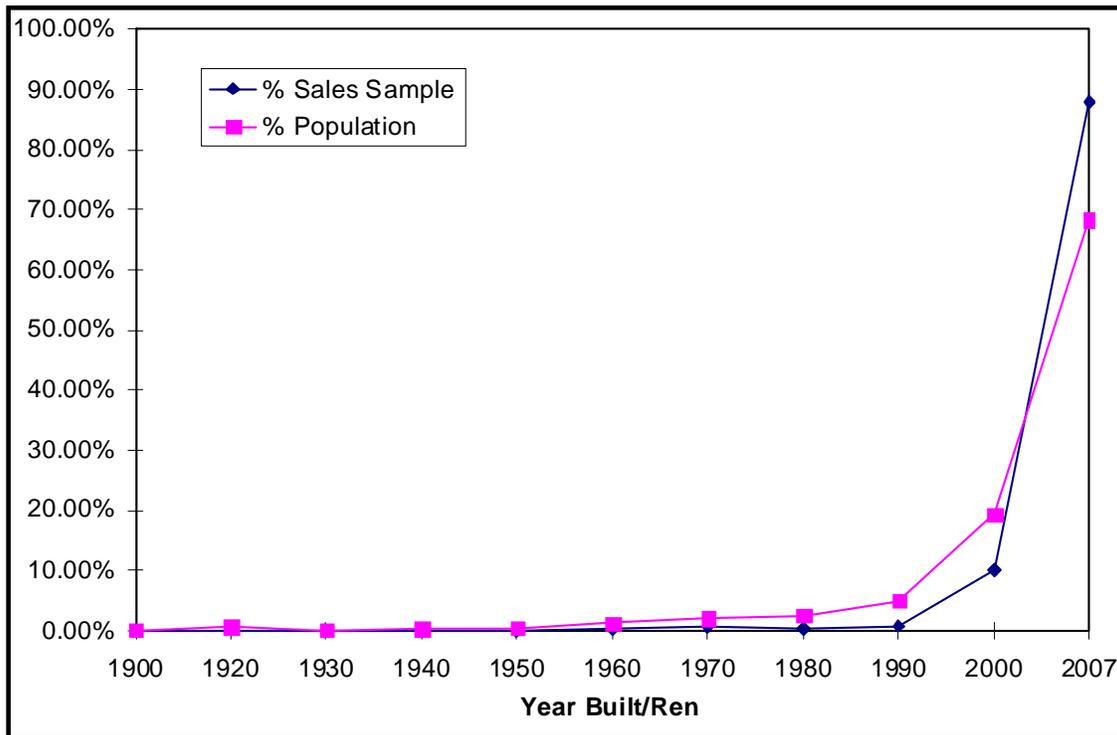
Conclusion and Recommendation:

Since the values recommended in this report improve uniformity, assessment level and equity, we recommend posting them for the 2008 Assessment Roll.

Sales Sample Representation of Population - Year Built or Year Renovated

Sales Sample		
Year Built/Ren	Frequency	% Sales Sample
1900	0	0.00%
1920	2	0.08%
1930	0	0.00%
1940	0	0.00%
1950	1	0.04%
1960	5	0.21%
1970	14	0.58%
1980	10	0.41%
1990	20	0.82%
2000	242	9.97%
2007	2133	87.89%
	2427	

Population		
Year Built/Ren	Frequency	% Population
1900	5	0.11%
1920	29	0.62%
1930	6	0.13%
1940	10	0.21%
1950	21	0.45%
1960	57	1.22%
1970	99	2.12%
1980	117	2.51%
1990	233	5.00%
2000	901	19.33%
2007	3183	68.29%
	4661	

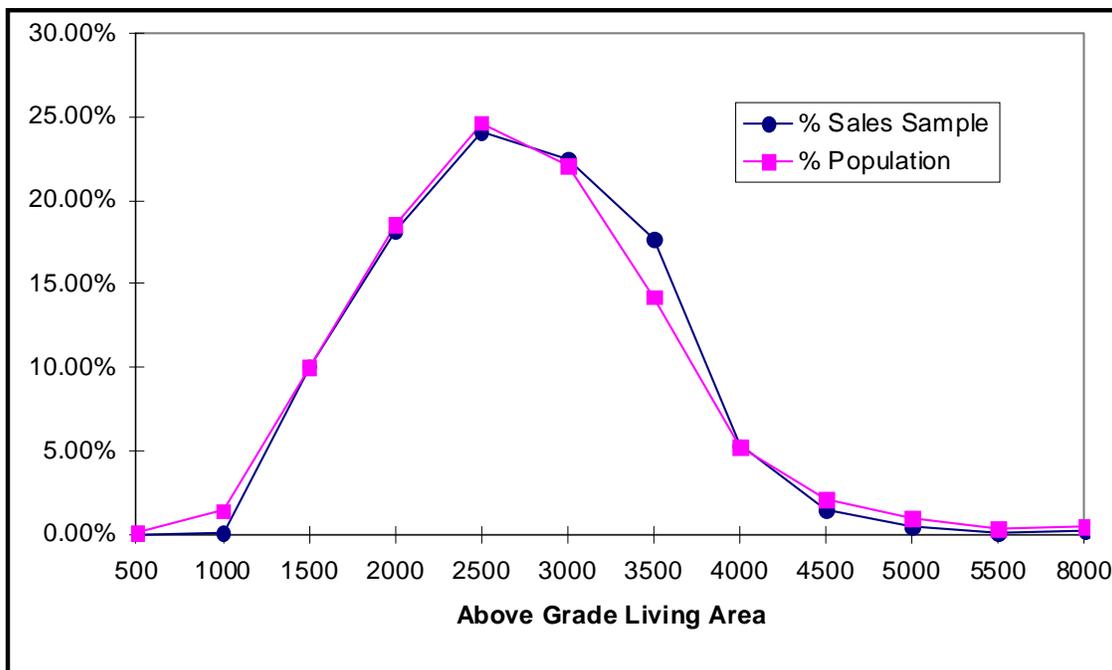


Sales of new homes built in the last three years are over-represented in this sample. This is a common occurrence due to the fact that most new homes will sell shortly after completion.

Sales Sample Representation of Population - Above Grade Living Area

Sales Sample		
AGLA	Frequency	% Sales Sample
500	0	0.00%
1000	3	0.12%
1500	244	10.05%
2000	440	18.13%
2500	584	24.06%
3000	545	22.46%
3500	429	17.68%
4000	129	5.32%
4500	36	1.48%
5000	10	0.41%
5500	2	0.08%
8000	5	0.21%
	2427	

Population		
AGLA	Frequency	% Population
500	3	0.06%
1000	66	1.42%
1500	467	10.02%
2000	863	18.52%
2500	1148	24.63%
3000	1028	22.06%
3500	662	14.20%
4000	245	5.26%
4500	98	2.10%
5000	44	0.94%
5500	15	0.32%
8000	22	0.47%
	4661	

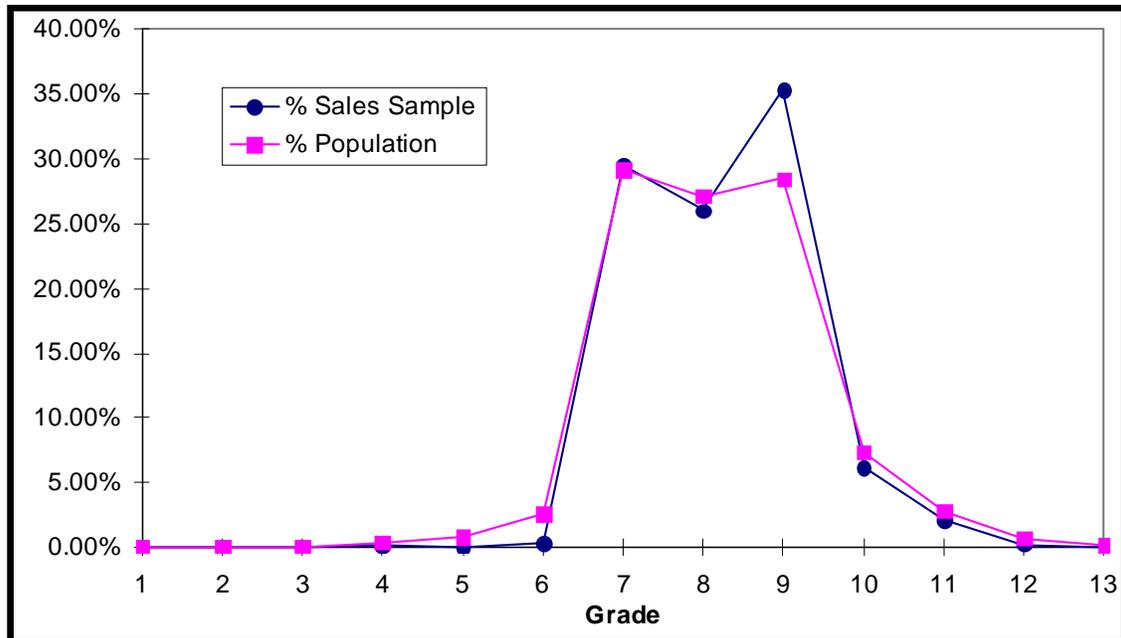


The sales sample frequency distribution follows the population distribution very closely with regard to Above Grade Living Area. This distribution is ideal for both accurate analysis and appraisals.

Sales Sample Representation of Population - Grade

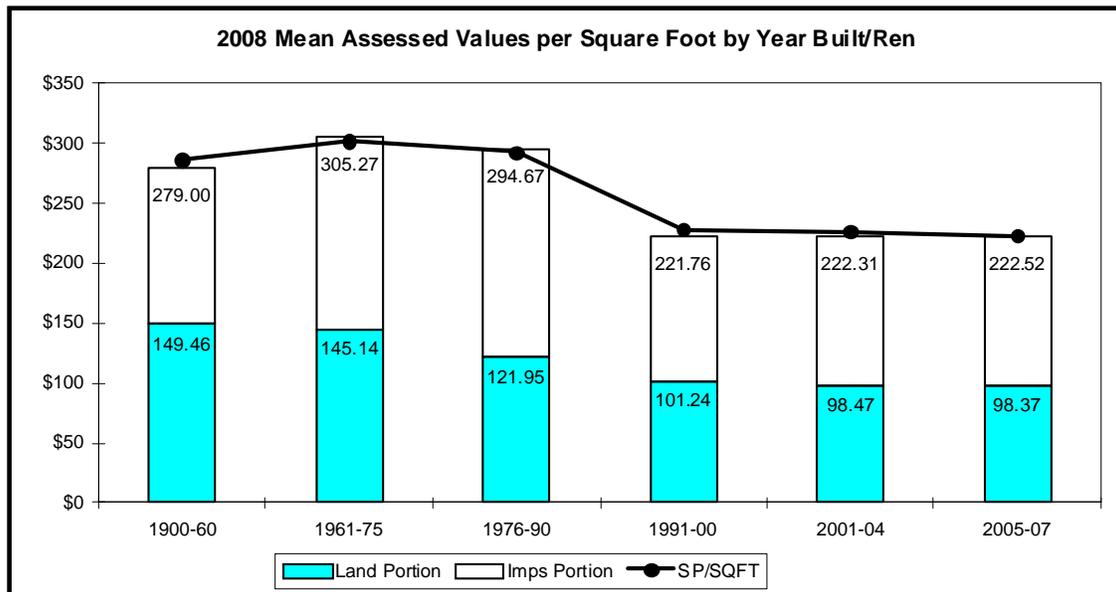
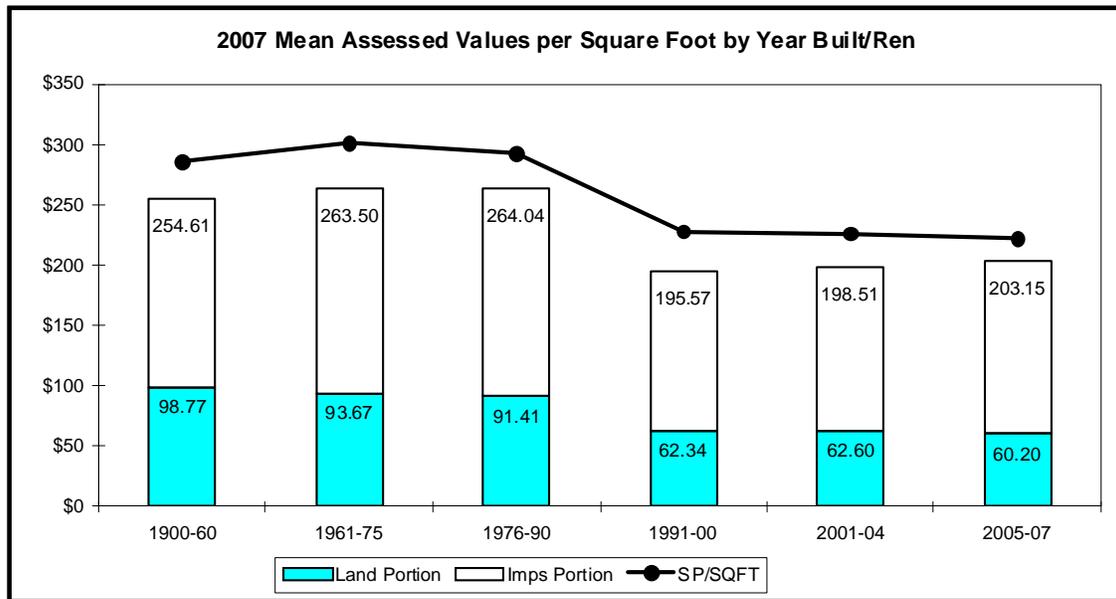
Sales Sample		
Grade	Frequency	% Sales Sample
1	0	0.00%
2	0	0.00%
3	0	0.00%
4	3	0.12%
5	0	0.00%
6	8	0.33%
7	715	29.46%
8	632	26.04%
9	858	35.35%
10	150	6.18%
11	52	2.14%
12	7	0.29%
13	2	0.08%
2427		

Population		
Grade	Frequency	% Population
1	0	0.00%
2	0	0.00%
3	3	0.06%
4	20	0.43%
5	41	0.88%
6	124	2.66%
7	1360	29.18%
8	1265	27.14%
9	1327	28.47%
10	344	7.38%
11	133	2.85%
12	35	0.75%
13	9	0.19%
4661		



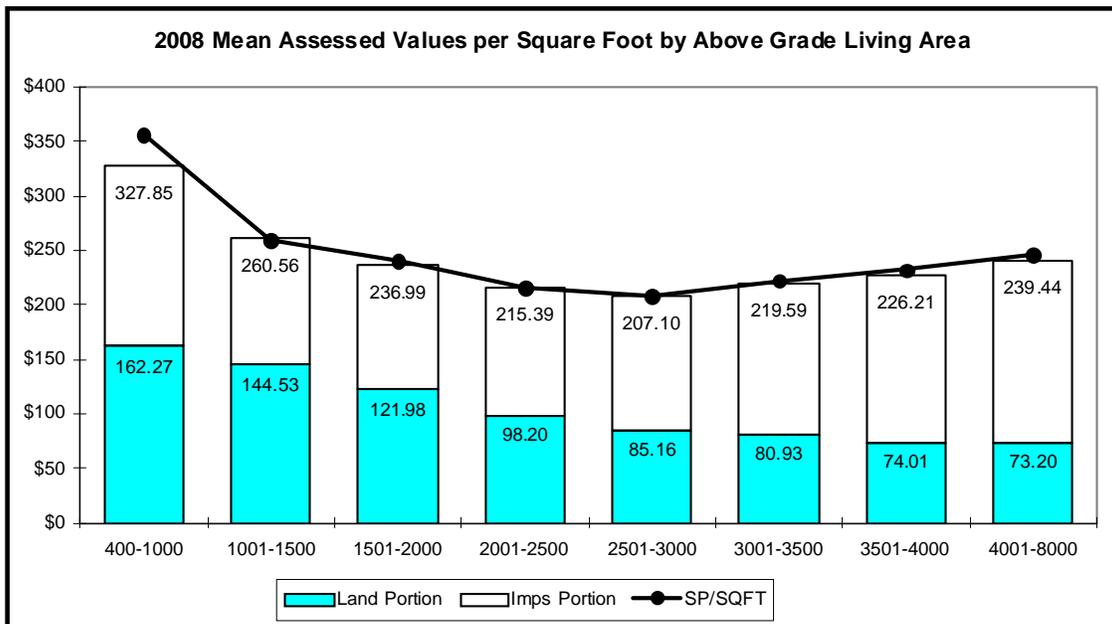
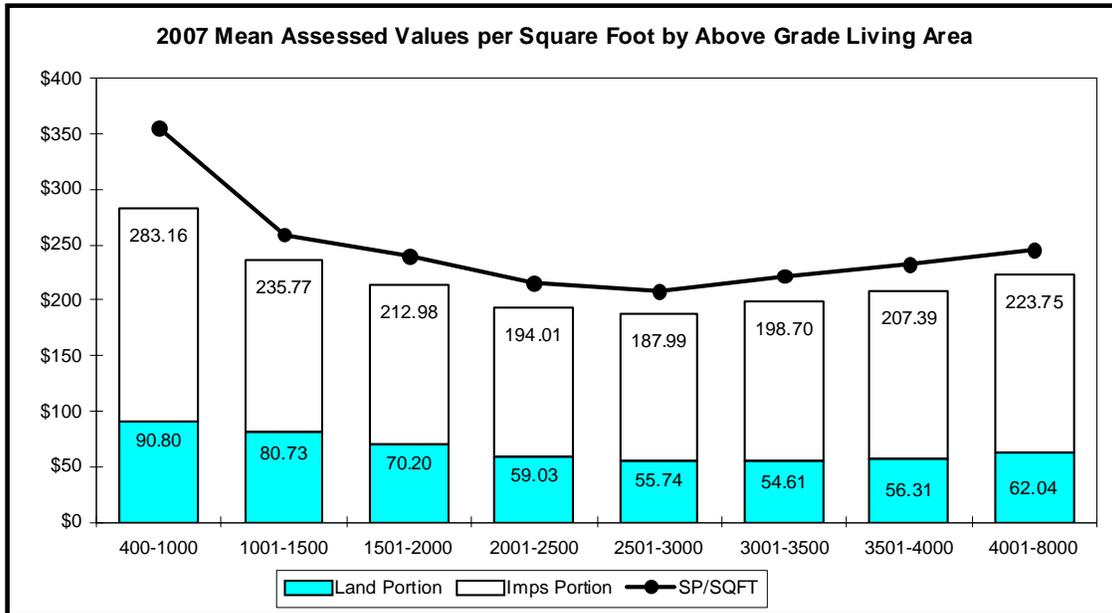
The sales sample frequency distribution follows the population distribution fairly close with regard to Building Grade with the exception of Grade 9 which represents the majority of newer home sales. This distribution is adequate for both accurate analysis and appraisals.

Comparison of 2007 and 2008 Per Square Foot Values by Year Built or Year Renovated



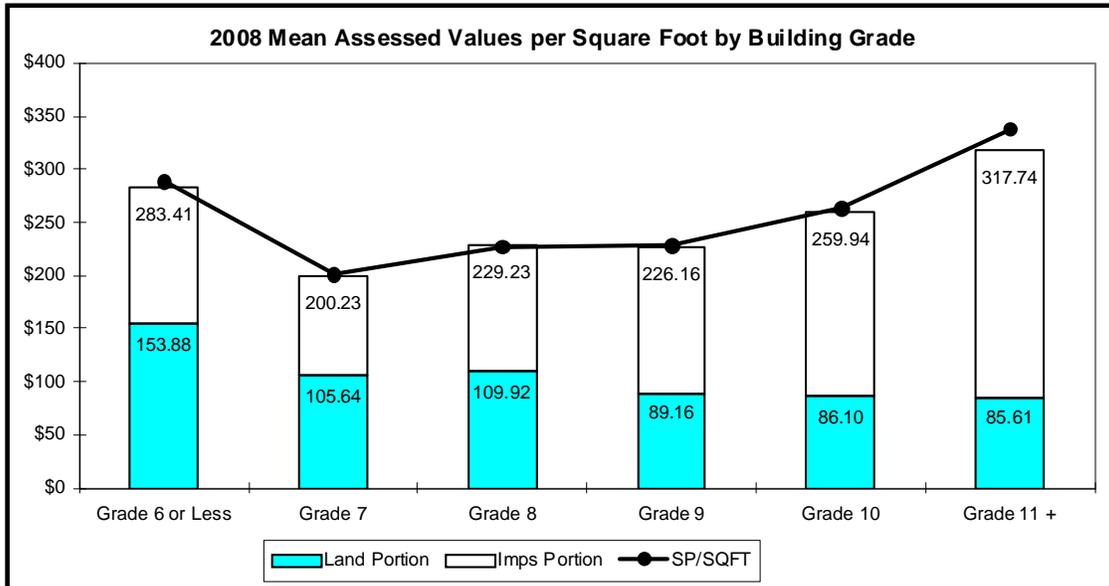
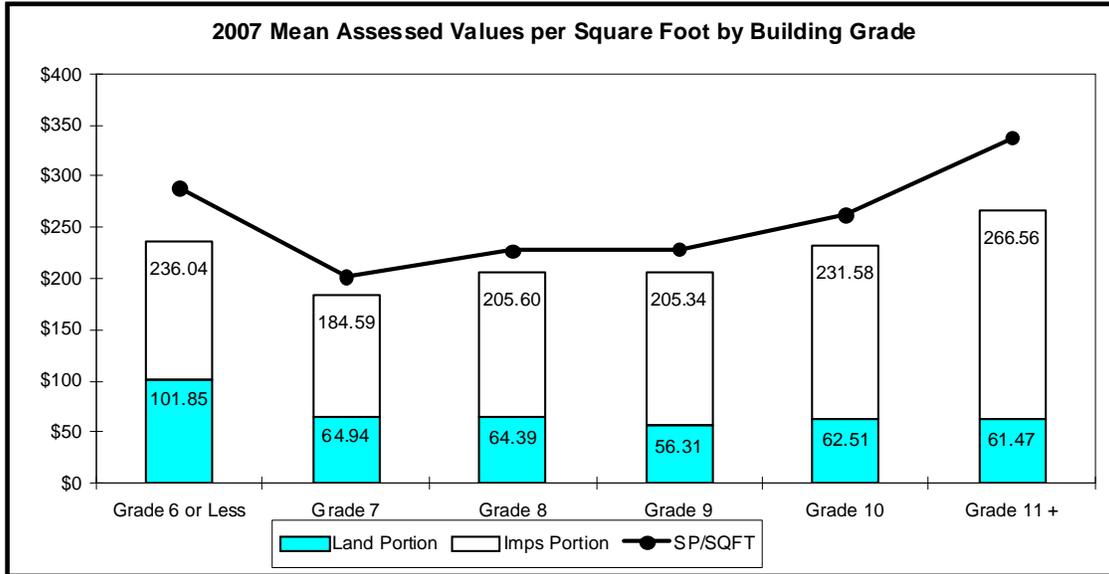
These charts clearly show an improvement in assessment level and uniformity by Year Built/Renovated as a result of applying the 2008 recommended values. The values shown in the improvements portion of the chart represent the value for land and improvements.

Comparison of 2007 and 2008 Per Square Foot Values by Above Grade Living Area



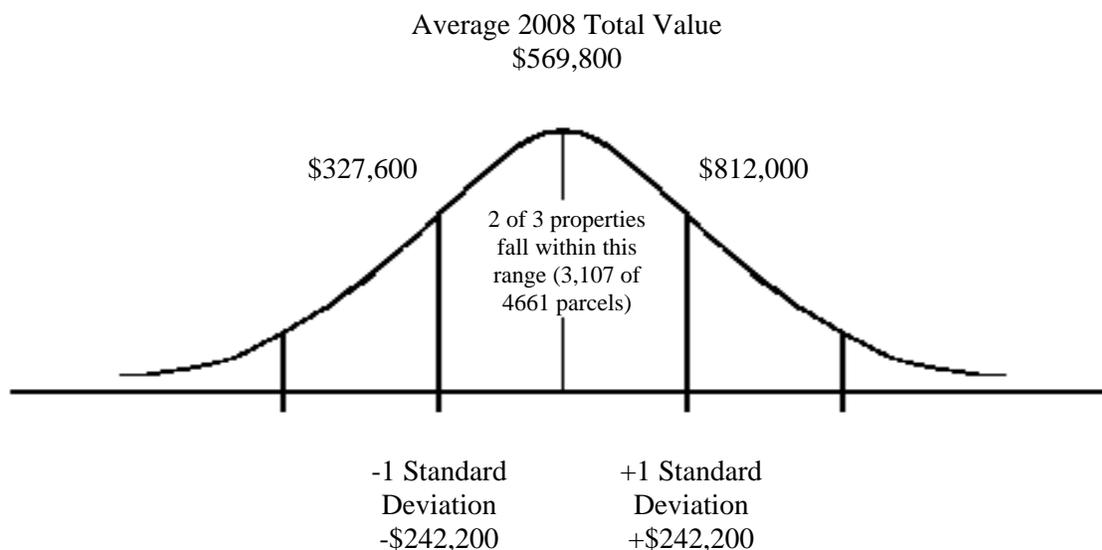
These charts clearly show an improvement in assessment level and uniformity by Above Grade Living Area as a result of applying the 2008 recommended values. The values shown in the improvements portion of the chart represent the value for land and improvements.

Comparison of 2007 and 2008 Per Square Foot Values by Grade



These charts clearly show an improvement in assessment level and uniformity by Building Grade as a result of applying the 2007 recommended values. The values shown in the improvements portion of the chart represent the value for land and improvements.

Population Summary

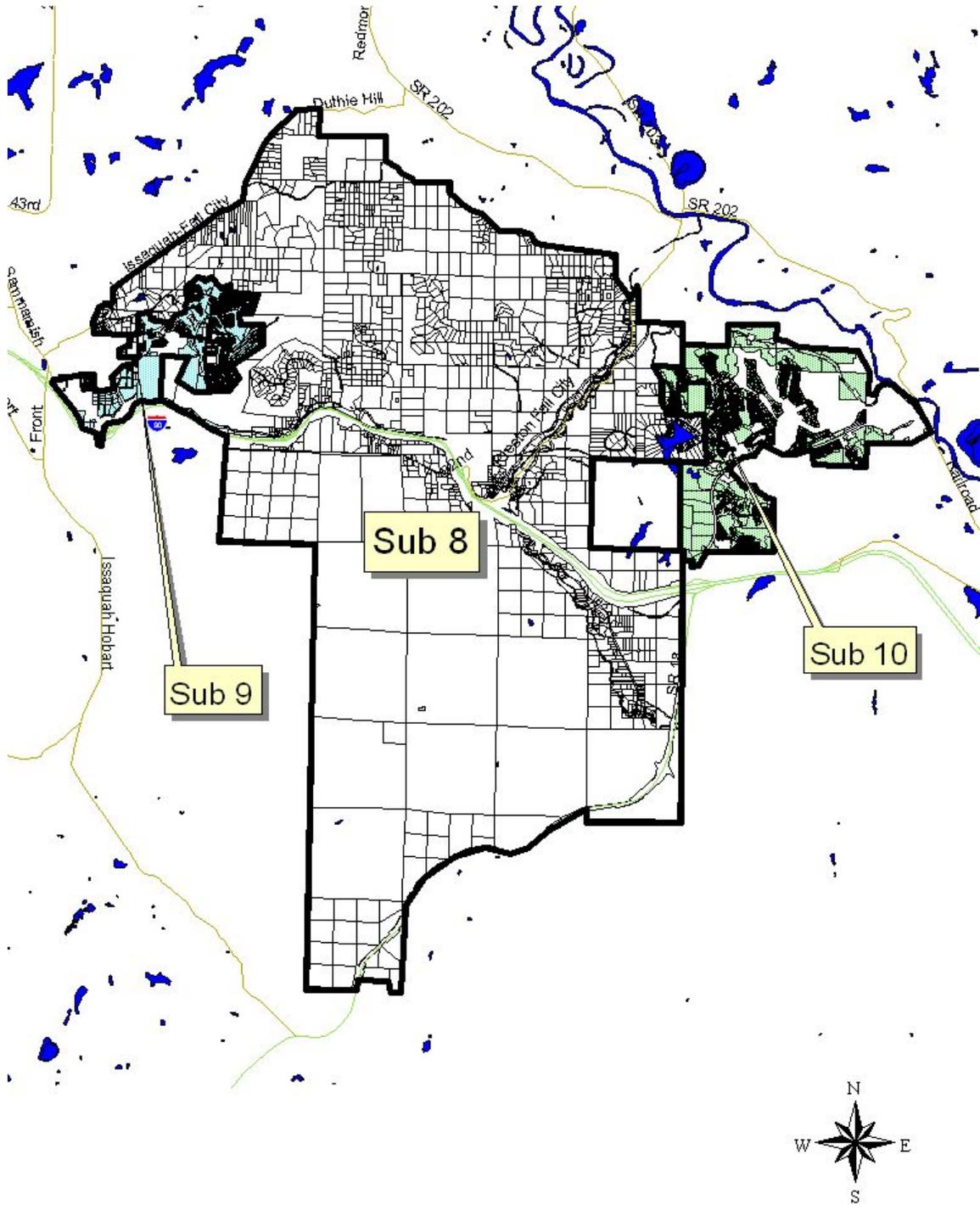


The chart above shows the average value for the population. Two of three parcels fall within the upper and lower value limits indicated.

The population summary above does not include sites with multiple buildings or mobile homes that were not included in the sales sample used to develop the valuation model. Parcels with 2007 or 2008 improvement values of \$25,000 or less were also excluded. These were not utilized because of the inaccurate ratios presented by them, since they are largely composed of previously vacant sites, or parcels with improvements which make relatively little contribution to total value.

Area Map

AREA 75



Analysis Process

Effective Date of Appraisal: January 1, 2008

Date of Appraisal Report: July 15, 2008

Highest and Best Use Analysis

As If Vacant: Market analysis of the area, together with current zoning and current and anticipated use patterns, indicate the highest and best use of the overwhelming majority of the appraised parcels is single family residential. Any other opinion of highest and best use is specifically noted in our records, and would form the basis for the valuation of that specific parcel.

As If Improved: Where any value for improvements is part of the total valuation, we are of the opinion that the present improvements produce a higher value for the property than if the site was vacant. In appraisal theory, the present use is therefore the highest and best (as improved) of the subject property, though it could be an interim use.

Standards and Measurement of Data Accuracy: Sales were verified with the purchaser, seller or real estate agent where possible. Current data was verified via field inspection and corrected. Data was collected and coded per the assessor's residential procedures manual.

Special Assumptions and Limiting Conditions

The sales comparison and cost approaches to value were considered for this mass appraisal valuation. After the sales verification process, the appraiser concluded that the market participants typically do not consider an income approach to value. Therefore the income approach is not applicable in this appraisal as these properties are not typically leased, but rather owner occupied. The income approach to value was not considered in the valuation of this area.

The following Departmental guidelines were considered and adhered to:

- Sales from 1/2005 to 1/2008 (at minimum) were considered in all analyses.
- No market trends (market condition adjustments, time adjustments) were applied to sales prices. Models were developed without market trends. The utilization of three years of market information without time adjustments averaged any net changes over that time period.
- This report is intended to meet the requirements of the Uniform Standards of Professional Appraisal Practice Standard 6.

Identification of the Area

Name or Designation:

Area Name: Snoqualmie Ridge / Issaquah Highlands

Boundaries:

The northern boundary begins at East Lake Sammamish Pkwy and the Issaquah Fall City Road then runs north easterly direction along the Issaquah Fall Road out to the Preston Fall City Road. From the point of the Preston Fall City Road and the southern city limits of Fall City the northern boundary continues to run in a south easterly direction out to and along the northern boundary of the Snoqualmie Ridge plat. The plat of Snoqualmie Ridge is the north easterly boundary which then runs south to the intersection of I-90 and Highway 18. The eastern boundary continues along Highway 18 for a short distance then turns southwest becoming the southern boundary. The southern boundary continues to section 30-23-07 where the western boundary begins. From section 30-23-07 the western boundary runs directly north to I-90 then westerly to East Lake Sammamish Pkwy then north to the beginning point.

Maps:

A general map of the area is included in this report. More detailed Assessor's maps are located on the 7th floor of the King County Administration Building.

Area Description:

Area 75 is located East of Lake Sammamish – it consists of a very large rural area and two major plats; one plat is located in the city of Issaquah named Issaquah Highlands the other plat is located in the city of Snoqualmie named Snoqualmie Ridge. The rural area is mostly centralized between the two major plats and runs south from the Issaquah Fall City Road to beyond interstate 90 where the majority of land south of I-90 is vacant forest land. Access to freeways and major commercial centers varies from fair to excellent depending on where a property is located, although recreational access to rivers, lakes and mountains is fantastic for all properties.

This is a large geographical area that represents a vast array of property and housing types. Many of the various properties represented range from small platted lots to large tracts of forest land, view sites, Lake Margaret waterfront and Raging River waterfront. The improvements throughout the area are as diverse as the land they sit on with construction quality from 3 to 13, year built from 1900 to the present, mobile homes, cabins, townhomes and estates. Sale prices of improved properties typically range from \$250,000 to near \$3,000,000. There is currently a great deal of new construction and platting in progress in both SubArea 9 and 10.

Preliminary Ratio Analysis

A Ratio Study was completed just prior to the application of the 2008 recommended values. This study benchmarks the current assessment level using 2007 posted values. The study was also repeated after application of the 2008 recommended values. The results are included in the validation section of this report, showing an improvement in the COV from 13.88% to 11.90%.

Scope of Data

Land Value Data:

Vacant sales from 1/2005 to 1/2008 were given primary consideration for valuing land. In area 75 there were 70 vacant land sales of which 44 sales were in SubArea 8 and 16 sales in SubArea 9. In SubArea 10 there were 10 single site sales and one 16 lot multi-parcel sale in Major 785335 that sold for \$4,125,000 at \$257,800 per site. The range and number of vacant sales available were adequate in establishing land value models for each SubArea in Area 75.

Improved Parcel Total Value Data:

Sales information is obtained from excise tax affidavits and reviewed initially by the Accounting Division, Sales Identification Section. Information is analyzed and investigated by the appraiser in the process of revaluation. All sales were verified if possible by calling either the purchaser or seller, inquiring in the field or calling the real estate agent. Characteristic data is verified for all sales if possible. Due to time constraints, interior inspections were limited. Sales are listed in the "Sales Used" and "Sales Removed" sections of this report. Additional information resides in the Assessor's procedure manual located in the Public Information area of the King County Administration Building.

The Assessor maintains a cost model, which is specified by the physical characteristics of the improvement, such as first floor area, second floor area, total basement area, and number of bathrooms. The cost for each component is further calibrated to the 13 grades to account for quality of construction. Reconstruction Cost New (RCN) is calculated from adding up the cost of each component. Depreciation is then applied by means of a percent good table which is based on year built, grade, and condition, resulting in Reconstruction Cost New less Depreciation (RCNLD). The appraiser can make further adjustments for obsolescence (poor floor plan, design deficiencies, external nuisances etc.) if needed. The Assessor's cost model generates RCN and RCNLD for principal improvements and accessories such as detached garages and pools.

The Assessor's cost model was developed by the King County Department of Assessments in the early 1970's. It was recalibrated in 1990 to roughly approximate Marshall & Swift's square foot cost tables, and is indexed annually to keep up with current costs.

Land Model

Model Development, Description and Conclusions

The diversity of Area 75 becomes evident very quickly when observing the road systems, city center locations, topography and the vastness it incorporates. Area 75 consists of 6,932 parcels, of which 1,844 are vacant and 5,110 have a living unit. There are 3 distinct Subareas within Area 75 that are very different from each other in their amenity, location and make up. The diversity and uniqueness of each SubArea required individual analysis and consideration that resulted in establishing 3 separate land models. There were sufficient land sales to establish a range of value to build each land model.

Sub Area 8 is located in the central portion of Area 75 and is the largest of the sub areas. It is typically very rural in nature with large tracts of state and forest land to the South of I-90. It includes waterfront land on the Raging River and a small lake named Alice, from very small parcels in the town of Preston up to larger estate and acreage sites throughout. Within Sub Area 8 three neighborhoods were identified by analyzing market sales which indicated either higher or lower values were warranted than what is typical. Neighborhood 1 located at the northwest portion of Sub 8 an increase of 30% was added to the base land due to the excellent location and estate type properties. Neighborhood 2 is located on the south side of the area near I-90 where access, road noise and topography impact values more than is typical for other properties in the area. Neighborhood 3 known as Grand Ridge is a gated estate plat with land sales near \$500,000.

Sub Area 9 also known as “Issaquah Highlands” is described as an urban-village having a lifestyle of convenience. With neighborhood shopping, trails, open spaces, parks, it is pedestrian friendly with a network of sidewalks and trails, for walking and biking. This area has been developed with a purpose to attract buyers from various economic backgrounds. In order to attract these buyers an abundance of choices in quality, size and amenity in the types of housing from condominiums, townhomes to single family residences have been built. Adding value to many of the properties are views of the Olympics, surrounding territory and Lake Sammamish.

Sub Area 10 better known as “Snoqualmie Ridge” is very similar to “Issaquah Highlands” as an urban-village concept. In comparison “Snoqualmie Ridge” does have a slightly inferior location being 15 to 20 minutes farther east on I-90 and therefore farther from major commercial centers. Some examples of the many fine amenities in this area are the fabulous Cascade Mountain and Snoqualmie valley views, another is the highly rated Jack Nicklaus designed members only “TCP Snoqualmie Ridge Golf Course”.

A list of vacant sales used and those considered not reflective of market are included in the following sections.

Land Value Model Calibration

Land Model Area 75

Area 75-8

Acres	Baseland Value
0.25	\$175,000
0.35	\$185,000
0.5	\$200,000
0.75	\$210,000
1	\$220,000
2	\$235,000
3	\$250,000
4	\$265,000
5	\$280,000
6	\$295,000
7	\$310,000

Lake Alice Waterfront

\$1,000 per Front Foot up to \$100,000 + Baseland Value

Raging River Waterfront

Baseland Value + \$25,000

+10,000 per acre on sites over 7 acres
Washington State, King County or forest land @ \$15,000 per acre.

Adjustments to Baseland Values:

Traffic		View Sites (cumulative)	
Moderate	-\$10,000	Cascade	Territory
High	-\$20,000	Average	+\$5,000 +\$5,000
Extreme	-\$30,000	Good	+\$10,000 +\$10,000
		Excellent	+\$20,000 +\$20,000

Topography and Wetlands:

Vacant "Buildable" sites have total discounts of between -5% and -50%
 "Improved" sites have total discounts of between -5% and -30%
 Vacant "Non Build" sites have total discounts of between -50% and -90%
 Lots less than .25 acres were discounted -10% to -20%
 Riverfront lots coded poor quality -10%

Neighborhoods:	Neighborhood 1	Baseland x 1.30
Note: See page 19 to view neighborhood map	Neighborhood 2	Baseland x .85
	Neighborhood 3	Baseland = \$500,000

Lots potentially having more than one building site:

Where zoning and topography allow; the main site value will be 100% of baseland, apply adjustments then add 50% of base value for each added site. Example: R5 zoning on a 12 acre parcel = 7 acres at \$310,000 and the remaining 5 at \$140,000 (50% of \$280,000).

*Adjustments not accounted for within the land schedule will be addressed by a specific note in Real Property

Land Model Calibration continued:

Area 75-9 Issaquah Highlands

Single Family	Base Land Value	\$240,000	
	Major's 362994, 363014 & 363021	Base Land + \$80,000	
Town Homes	Base Land Value	\$180,000	corner / end lots
		\$160,000	Interior lots

Adjustments

Greenbelt	Add \$10,000 to \$20,000 (depending on extent of greenbelt)				
Traffic	Moderate	-\$10,000	For parcels located on Park Ave		
Views	<u>Values are cumulative</u>	Fair	Average	Good	Excellent
	Territory	N/A	+\$10,000	+\$20,000	+\$40,000
	Olympic Mtn	N/A	+\$15,000	+\$20,000	+\$25,000
	Lake Sammamish	+\$10,000	+\$20,000	+\$30,000	+\$40,000

Area 75-10 Snoqualmie Ridge

Baseland Values for platted sites

\$210,000.....Average sites. These are typically grade's 7 and 8 or townhome sites.
 \$230,000..... Higher quality plats. These are typically grade 9 homes.
 \$250,000.....Premium quality plats. These are typically grade 10 thru 13 homes.

Adjustments

Golf Course + \$100,000 to baseland.
 Golf course sites located below fairway grade were given a -5% to -25% discount,
 (considers lack of course views and access limits)

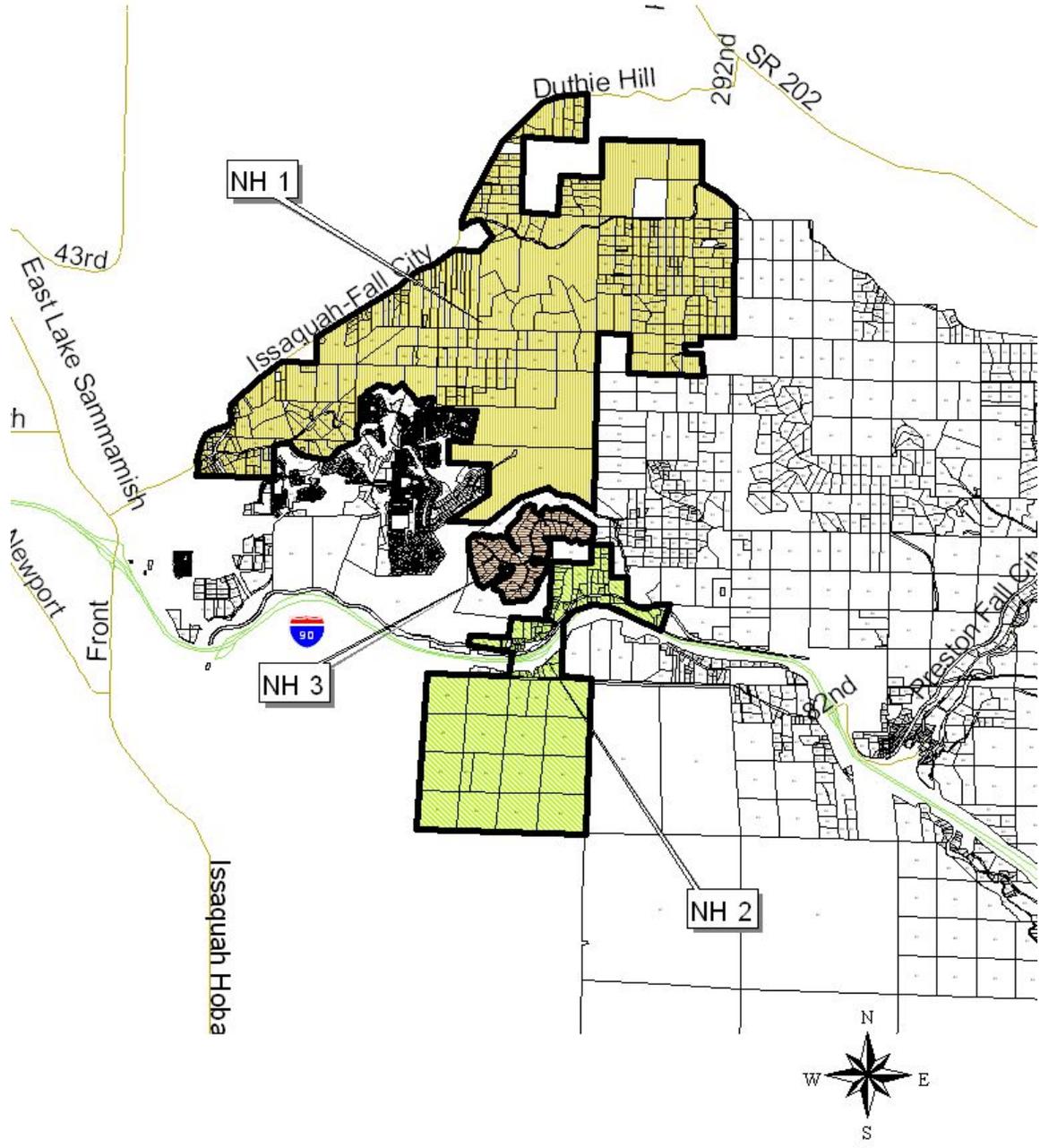
Greenbelt +\$5,000 to +\$10,000 depending on extent of greenbelt.
Power Lines -\$10,000 to -\$20,000
Topography -5% to -50% depending on severity of impact.

Views	<u>Average</u>	<u>Good</u>	<u>Excellent</u>
Territorial	+\$10,000	+\$20,000	+\$30,000
Cascade	+\$10,000	+\$20,000	+\$30,000

View adjustments are cumulative

Tax Lots and Open Space follows 75-8 land schedule at \$15,000 per acre.

SubArea 8 Neighborhoods



**Vacant Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Lot Size	View	Water - front
008	032307	9097	08/07	320,000	178,596	N	N
008	032307	9099	07/05	145,000	217,800	N	N
008	032307	9102	09/06	342,000	117,612	N	Y
008	102307	9152	11/05	245,000	61,420	N	N
008	102307	9153	01/06	255,000	72,745	N	N
008	102307	9154	04/06	250,000	43,200	N	N
008	102307	9155	06/06	250,000	62,780	N	N
008	122406	9093	08/07	565,000	222,156	N	N
008	132406	9023	04/05	330,000	190,792	N	N
008	132406	9055	03/07	425,000	218,671	N	N
008	142406	9038	03/05	210,000	233,481	N	N
008	142406	9080	06/06	175,000	164,221	N	N
008	182407	9013	07/07	370,000	188,179	N	N
008	182407	9021	03/07	436,500	228,254	N	N
008	182407	9021	06/06	385,000	228,254	N	N
008	182407	9070	02/07	375,000	433,857	Y	N
008	202407	9018	04/05	359,000	216,639	Y	N
008	202407	9049	07/06	325,000	211,266	Y	N
008	202407	9051	08/05	230,000	213,444	Y	N
008	212407	9078	07/06	224,500	199,504	N	N
008	212407	9079	02/07	250,000	199,069	Y	N
008	232406	9024	05/06	400,000	604,612	N	N
008	252406	9014	01/07	462,000	102,802	N	N
008	252406	9066	08/05	184,000	398,574	Y	N
008	252406	9077	11/07	775,000	121,968	N	N
008	252406	9078	11/05	540,000	89,651	N	N
008	252406	9079	10/06	547,000	104,108	N	N
008	252406	9081	10/06	587,000	101,168	N	N
008	252406	9086	12/06	567,000	89,734	N	N
008	252406	9087	02/07	577,000	94,542	N	N
008	252406	9088	06/06	577,000	94,108	N	N
008	252406	9090	12/06	557,000	83,452	N	N
008	252406	9091	12/06	507,000	92,347	N	N
008	252406	9092	06/07	607,000	113,013	N	N
008	252406	9095	12/06	616,000	98,010	N	N
008	252406	9096	11/07	635,000	114,127	N	N
008	252406	9097	06/07	638,000	130,017	N	N
008	272407	9075	07/07	175,000	267,458	Y	N
008	292407	9002	03/05	285,000	873,813	N	N
008	292407	9059	08/07	370,000	873,813	N	N
008	302407	9024	07/07	86,000	50,965	N	N
008	302407	9071	12/07	220,000	94,960	N	N

**Vacant Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Lot Size	View	Water - front
008	322407	9065	07/06	255,000	40,500	Y	N
008	322407	9066	06/05	125,000	41,320	N	N
009	362994	0010	07/05	383,000	15,575	Y	N
009	362994	0030	04/05	448,450	15,000	Y	N
009	362994	0040	09/05	495,000	15,000	Y	N
009	362994	0050	04/05	486,000	15,000	Y	N
009	362994	0070	08/05	558,000	15,000	Y	N
009	362994	0080	07/06	558,000	14,993	Y	N
009	362994	0160	11/05	444,000	17,168	Y	N
009	362994	0170	08/05	432,000	20,535	Y	N
009	363016	0320	05/05	185,000	6,150	Y	N
009	363021	0050	10/06	588,000	12,302	Y	N
009	363021	0120	08/07	645,000	15,518	N	N
009	363021	0130	07/07	521,000	12,570	N	N
009	363021	0180	03/07	431,000	15,424	Y	N
009	363021	0210	06/06	378,363	9,600	Y	N
009	363021	0220	10/07	378,363	9,600	Y	N
009	363021	0310	07/07	464,000	11,229	Y	N
010	785198	0160	04/05	345,000	20,197	Y	N
010	785216	0010	03/05	250,000	13,685	Y	N
010	785216	0020	06/06	350,000	17,503	Y	N
010	785216	0020	05/05	256,000	17,503	Y	N
010	785216	0110	01/05	375,000	18,055	Y	N
010	785216	0120	02/05	375,000	16,462	Y	N
010	785216	0160	09/05	394,000	13,531	Y	N
010	785216	0180	07/05	345,000	24,296	Y	N
010	785216	0250	06/05	295,000	14,408	Y	N
010	785216	0270	05/05	315,000	14,282	Y	N
010	785335	0020	11/07	4,125,000	6,056	N	N
010	785335	0030	11/07	4,125,000	5,603	N	N
010	785335	0040	11/07	4,125,000	5,500	N	N
010	785335	0080	11/07	4,125,000	7,745	Y	N
010	785335	0090	11/07	4,125,000	6,203	N	N
010	785335	0100	11/07	4,125,000	6,835	N	N
010	785335	0140	11/07	4,125,000	9,545	Y	N
010	785335	0150	11/07	4,125,000	8,731	Y	N
010	785335	0190	11/07	4,125,000	7,247	Y	N
010	785335	0200	11/07	4,125,000	8,036	Y	N
010	785335	0230	11/07	4,125,000	5,750	Y	N
010	785335	0240	11/07	4,125,000	9,805	Y	N
010	785335	0250	11/07	4,125,000	9,253	Y	N
010	785335	0290	11/07	4,125,000	7,040	Y	N
010	785335	0300	11/07	4,125,000	8,069	Y	N
010	785335	0320	11/07	4,125,000	12,562	Y	N

**Vacant Sales Removed From This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
008	032307	9008	12/06	253,000	RELATED PARTY, FRIEND, OR NEIGHBOR
008	032307	9011	10/06	6,000	NO MARKET EXPOSURE
008	032307	9058	10/07	69,000	QUIT CLAIM DEED
008	032307	9059	03/06	12,000	TIMBER AND FOREST LAND
008	102307	9025	04/07	300,000	BUILDER OR DEVELOPER SALES
008	102307	9057	05/05	29,000	QUIT CLAIM DEED
008	102307	9130	02/05	17,500	QUIT CLAIM DEED
008	152407	9188	05/06	400,000	BUILDER OR DEVELOPER SALES
008	152407	9189	07/06	400,000	BUILDER OR DEVELOPER SALES
008	192407	9015	04/06	165,000	QUIT CLAIM DEED
008	192407	9038	07/06	10,000	NO MARKET EXPOSURE
008	202407	9025	09/07	385,000	BUILDER OR DEVELOPER SALES
008	212407	9031	09/06	48,250	NO MARKET EXPOSURE
008	212407	9031	02/06	3,000	NO MARKET EXPOSURE
008	212407	9078	03/07	400,000	SELLING/BUYING COSTS AFFECTING SALE PRICE
008	252406	9051	06/06	21,510	EXEMPT FROM EXCISE TAX
008	252406	9093	12/07	815,000	NON-REPRESENTATIVE SALE
008	252406	9093	10/07	567,000	BUILDER OR DEVELOPER SALES
008	282407	9031	03/06	88,000	PLOTTAGE
008	292407	9033	09/06	10,072	GOVERNMENT AGENCY
008	292407	9059	02/05	15,000	PARTIAL INTEREST (1/3, 1/2, Etc.)
008	302407	9100	06/05	400,000	NON-PROFIT ORGANIZATION
008	322407	9034	08/07	70,000	GOVERNMENT AGENCY
008	322407	9127	07/05	158,000	PARTIAL INTEREST (1/3, 1/2, Etc.)
008	689330	0510	01/07	10,000	QUIT CLAIM DEED
008	813070	0200	07/06	50,000	NO MARKET EXPOSURE
009	362992	1602	08/05	810,000	CORPORATE AFFILIATES
009	362994	0040	11/06	124,500	RELATED PARTY, FRIEND, OR NEIGHBOR
009	363021	0490	11/07	1,425,000	SEGREGATION AND/OR MERGER
010	352407	9024	03/07	479,160	GOVERNMENT AGENCY
010	352407	9024	08/05	28,200	GOVERNMENT AGENCY
010	352407	9025	09/05	6,000	GOVERNMENT AGENCY
010	785198	0320	11/06	455,000	NON-REPRESENTATIVE SALE
010	785198	0320	04/06	310,000	NO MARKET EXPOSURE
010	785210	0400	08/05	1,487,200	NO MARKET EXPOSURE
010	785210	0440	08/05	58,000	GOVERNMENT AGENCY
010	785216	0020	08/07	447,000	CORPORATE AFFILIATES
010	785216	0170	06/05	365,000	NO MARKET EXPOSURE
010	785216	0260	07/05	295,000	NO MARKET EXPOSURE
010	785330	2250	10/06	402,132	BUILDER OR DEVELOPER SALES

Improved Parcel Total Value Model:

Model Development, Description and Conclusions

Most sales were field verified and characteristics updated prior to model development. Additionally, all sales from 1/2005 to 1/2008 were given equal consideration and weight in the model. The assessment level sought in this valuation is 100% of market as mandated by the State of Washington.

The analysis of this area consisted of a systematic review of applicable characteristics which influence property values such as Subarea, age, grade, condition, stories, living area, building cost, land issues and neighborhoods. Upon completion of the initial review, characteristics that indicated an area of possible adjustment were further analyzed using NCSS (Number Crunching Statistical Software) in conjunction with Microsoft Excel. The many charts, graphs, statistical reports and diagnostic tools available were used to determine which specific variables or market segments that would be used in the valuation model. Through this process a valuation model was derived for each individual SubArea.

After the EMV model was determined, neighborhoods were analyzed further. This was done in order to insure that neighborhood characteristics and amenities recognized in the market were also accounted for in the valuation. Several neighborhood adjustments occurred as a result of this more in-depth examination.

There were very few mobile home sales to confidently build a valuation model in Area 75. Mobile homes were valued using "Boecke" 2008 Mobile-Manufactured housing Cost Guide with an area adjustment of 1.70 + \$40,000 for onsite development costs. Note: the \$40,000 onsite development cost was not applied to mobile homes that are on site with a single family home. This resulted in an overall improvement reduction of -4% for properties having a mobile home as the main residence. There are a total of 59 properties with mobile homes as the main residence, 58 are located in SubArea 8 and 1 in SubArea 10.

Properties with multiple houses were valued by adding the RCNLD of buildings #2 or higher to the calculated EMV of land and building #1.

The improved parcel Total Value Models are included later in this report.

Improved Parcel Total Value Model Calibration

EMV Model for Area 75-8

Formula:

Grade	Multiplier
Grade 1 thru 7	(1.16 X (Baseland + Bldg RCNLD) + Accy RCNLD) x Adjustment
Grade 8	(1.20 X (Baseland + Bldg RCNLD) + Accy RCNLD) x Adjustment
Grade 9 & 10	(1.22 X (Baseland + Bldg RCNLD) + Accy RCNLD) x Adjustment
Grade 11	(1.28 X (Baseland + Bldg RCNLD) + Accy RCNLD) x Adjustment
Grade 12 & 13	(1.45 X (Baseland + Bldg RCNLD) + Accy RCNLD) x Adjustment

Variable	Cumulative Adjustment
-----------------	------------------------------

If Neighborhood = 1	*.95
If Neighborhood = 2	*.95
If Stories = 3	*.97
If Waterfront on Raging River	*.95
If Stories = 1	*1.05
If 1.5 sty	*1.05
If Condition = Good	*1.05
If Condition = Very Good	*1.10
If Lake Alice waterfront	*1.09
If Total View >1	*1.05

Properties with more than 1 improvement were valued by adding the RCNLD of the additional improvement to the total EMV.

Mobile Homes were valued by adjusting Boeckh's 2008 costs x 1.7 + \$40,000 for onsite development costs (water, septic, power, etc.).

NCSS Multiplicative Model for Area 75-9

<u>Variable</u>	<u>Coefficient</u>
Intercept	*0.8461514
+ LN(BaseLand/1000)	*0.1899329
+ LN(TotalRCNLD/1000)	*0.7849875
+ If Major Number = 363008, then LN(10)	*-0.02288627
+ If Total View is > 0 & Grade is <11, then LN(10)	*0.0193212
+ If Stories = 3, then LN(10)	*-0.04299029
	= Total

Then, EXP (total) * 1000 = EMV
Then, Truncate EMV to the lower thousand

Area 75-9 improved model continued

Plat Adjustments made to Area 75-9 EMV

Major	Neighborhood	Grade / Age	Total EMV x Adjustment
362975	Issq Hlnds Div 1	8 & 9 / 1999 & 2000	Grade 8 x 1.10 Grade 9 x 1.03
362976	Issq Hlnds Div 2	8 & 9 / 2000 thru 2003	Grade 8 x 1.10 Grade 9 x 1.03
362979	Issq Hlnds Div 4	8 & 9 / 1998 thru1999	Grade 8 x 1.10
362987	Issq Hlnds Div 22 & 23	8 -10 / 2000 & 2001	Grade 8 x 1.07
362991	Issq Hlnds Div 34	9 / 2003 thru 2006	Grade 9 x 1.03
362992	Issq Hlnds Div 50	7 - 11 / 2003 thru 2007	Grade 7 x 1.15 Grade 11 x .90
362993	Issq Hlnds Div 90	9 / 2003 & 2004	Grade 9 x 1.10
362994	Issq Hlnds Div 70	10 & 12 / 2003 thru 2007	Grade 12 x 1.15
362995	Issq Hlnds Div 25A	8 / 2003	SFR x 1.05 Townhomes x 1.03
362996	Issq Hlnds Div 25B	8 / 2003 thru 2005	SFR x 1.05 Townhomes x 1.03
362997	Issq Hlnds Div 99 & Div 83	7 - 9 / 2004 & 2005	Grade 7 x 1.15 Grade 9 x .93
362998	Issq Hlnds Div 84 & 85	9 / 2003 thru 2006	1.02
362999	Issq Hlnds Div 37	7 / 2005	1.10
363004	Issq Hlnds Div 59B	9 / 2004 thru 2006	0.95
363006	Issq Hlnds Vill Gr Div 48	7 & 8 / 2005 & 2006	Grade 8 only x .95
363007	Issq Hlnds Vill Gr Div 52	7 & 8 / 2005 & 2006	Grade 8 only x .95
363009	Issq Hlnds Vill Gr Div 53	10 / 2006 & 2007	Grade 10 x .90
363011	Issq Hlnds Div 91	8 & 9 / 2005 & 2006	Grade 8 & 9 x 0.9
363013	Issq Hlnds Div 32	9 / 2006	1.07
363014	Issq Hlnds Div 71	12 / 2008	1.15
363015	Issq Hlnds Div 36	8 / 2005 & 2006	0.90
363016	Issq Hlnds Div 61	9 thru 11 / 2005 thru 2007	Grade 9 & 10 x.95
363017	Issq Hlnds Div 46	9 / 2006	1.10
363018	Issq Hlnds Div 69	9 thru 11 / 2006 thru 2008	1.05
363019	Issq Hlnds Vill Gr Div 28	8 / 2006	1.15
363020	Issq Hlnds Div 64 & 65	9 thru 11 / 2006 thru 2008	Grade 9 only x 1.10
363021	Issq Hlnds Div 74	12 / 2007	1.15
363024	Issq Hlnds Div 93	9 / 2007	1.15
895600	Vista Park	9 / 2007	1.10

Area 75 improved models continued

NCSS Multiplicative Model for Area 75-10

<u>Variable</u>	<u>Coefficient</u>
Intercept	*1.136906
LN(BaseLand/1000)	*0.2603149
LN(TotalRCNLD/1000)	*0.6623045
If Grade = 7 in Major's 785200, 785205, 785206, 785210, 785215, then LN(10)	*0.02785728
If Major = 785211, then LN(10)	*0.04387704
If Major = 785214, then LN(10),	*0.03441774
If Major = 785328, then LN(10)	*0.03140524
	= Total

Then, EXP (total) * 1000 = EMV
Then, Truncate EMV to the lower thousand

Adjustments Made to EMV

Major	Neighborhood	Grade / Age	Total EMV Adjustment
785201	Snoq Ridge Plat 1 Div G	8 thru 11 / 1998-05	Grade 8 only x 1.10
785199	Snoq Ridge Plat 1 Div F PH2	10 thru 12 / 1998-02	Grade 10 only x 1.05
785209	Snoq Ridge Plt 3 PCL 0 Div2	8 & 9 / 2000-2002	Grade 8 only on minor's 0950 thru 0980 & minor's 0540-0780 x 1.10
785219	Snoq Ridge Plt 7 PRC-L EAST	8 & 9 / 2003-2005	Grade 8 only x 1.10
785326	Snoq Ridge Plat 17 PAR Y-2	7 / 2005	.90

All Grade 12's = Total EMV * 1.20
All Grade 13's = Total EMV * 1.25

EMV = Total Value
Land Value = Base Land Value
Improved Value = EMV - Base Land Value

EMV values were not generated for:

- Buildings with grade less than 3
- Building two or greater. (EMV is generated for building one only.)
- If total EMV is less than base land value
- Lot size less than 100 square feet

Glossary for Improved Sales

Condition: Relative to Age and Grade

1= Poor	Many repairs needed. Showing serious deterioration
2= Fair	Some repairs needed immediately. Much deferred maintenance.
3= Average	Depending upon age of improvement; normal amount of upkeep for the age of the home.
4= Good	Condition above the norm for the age of the home. Indicates extra attention and care has been taken to maintain
5= Very Good	Excellent maintenance and updating on home. Not a total renovation.

Residential Building Grades

Grades 1 - 3	Falls short of minimum building standards. Normally cabin or inferior structure.
Grade 4	Generally older low quality construction. Does not meet code.
Grade 5	Lower construction costs and workmanship. Small, simple design.
Grade 6	Lowest grade currently meeting building codes. Low quality materials, simple designs.
Grade 7	Average grade of construction and design. Commonly seen in plats and older subdivisions.
Grade 8	Just above average in construction and design. Usually better materials in both the exterior and interior finishes.
Grade 9	Better architectural design, with extra exterior and interior design and quality.
Grade 10	Homes of this quality generally have high quality features. Finish work is better, and more design quality is seen in the floor plans and larger square footage.
Grade 11	Custom design and higher quality finish work, with added amenities of solid woods, bathroom fixtures and more luxurious options.
Grade 12	Custom design and excellent builders. All materials are of the highest quality and all conveniences are present
Grade 13	Generally custom designed and built. Approaching the Mansion level. Large amount of highest quality cabinet work, wood trim and marble; large entries.

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
008	689330	0345	03/06	257,450	1,220	0	4	1902	4	10,912	N	N	31016 SE 86TH ST
008	328130	0015	10/06	227,000	1,290	0	4	1908	3	47,250	Y	N	7501 271ST AVE SE
008	328130	0115	07/05	206,000	1,410	0	4	1968	3	14,812	N	N	26822 SE 76TH PL
008	689330	0055	11/06	284,000	790	0	6	1954	4	7,200	N	N	8619 309TH PL SE
008	689330	0045	05/07	305,000	880	620	6	1990	3	6,325	N	N	8639 309TH PL SE
008	102307	9056	03/07	410,000	1,100	0	6	2006	3	14,216	Y	Y	33512 SE 126TH ST
008	102307	9047	02/06	375,000	1,100	0	6	2005	3	55,321	Y	Y	33514 SE 126TH ST
008	142406	9049	09/06	355,000	1,260	0	6	1958	4	20,898	N	N	25703 SE ISSAQUAH-FALL CITY RD
008	302407	9007	06/05	430,000	1,370	650	6	1950	4	536,223	Y	N	6825 280TH DR SE
008	398030	0290	11/07	552,250	1,420	190	6	1959	4	21,250	Y	Y	7727 LAKE ALICE RD SE
008	398030	0350	08/05	428,500	1,760	0	6	1974	4	22,018	Y	Y	7837 LAKE ALICE RD SE
008	302407	9027	06/06	350,000	970	850	7	1968	3	45,738	N	N	7815 288TH AVE SE
008	192407	9028	03/06	393,000	1,020	730	7	1961	3	253,954	N	N	28120 SE 63RD ST
008	102307	9078	12/06	410,000	1,130	0	7	1985	4	10,528	Y	Y	33114 SE 126TH ST
008	182407	9091	04/06	650,000	1,200	1,200	7	1962	4	54,450	Y	N	4002 287TH AVE SE
008	292407	9035	10/07	420,000	1,300	0	7	2005	3	32,153	N	N	29825 SE PRESTON WAY
008	689330	0085	08/05	356,000	1,320	0	7	1964	4	20,998	N	N	8404 308TH AVE SE
008	328130	0009	06/06	360,000	1,330	0	7	1966	3	34,476	Y	N	27101 SE 74TH ST
008	102307	9071	05/05	449,000	1,370	0	7	1987	3	122,403	Y	Y	33108 SE 126TH ST
008	302407	9050	07/07	430,000	1,430	0	7	1956	4	53,143	N	N	28802 SE PRESTON WAY
008	302407	9106	08/05	439,950	1,490	0	7	1983	4	95,832	N	N	6511 289TH AVE SE
008	252406	9067	11/05	351,000	1,500	0	7	1970	3	88,862	N	N	27516 SE HIGH POINT WAY
008	182407	9034	08/05	515,000	1,510	0	7	1966	4	183,823	N	N	28309 SE ISSAQUAH-FALL CITY RD
008	032307	9031	03/06	425,000	1,580	0	7	1980	4	23,142	N	N	10535 UPPER PRESTON RD SE
008	689350	0010	01/07	435,000	1,600	0	7	1989	3	48,181	N	N	8309 308TH AVE SE
008	042307	9045	04/05	418,500	1,630	0	7	2006	3	359,370	N	N	9908 UPPER PRESTON RD SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
008	328130	0160	02/06	299,999	1,720	0	7	1992	3	19,110	N	N	26833 SE 76TH PL
008	302407	9039	09/07	310,000	1,790	0	7	1965	4	35,050	N	N	27605 SE HIGH POINT WAY
008	222406	9014	01/06	680,000	1,810	0	7	1975	4	134,420	N	N	23932 SE BLACK NUGGET RD
008	272407	9043	08/05	576,000	1,860	0	7	1982	4	226,512	Y	N	33321 SE 76TH ST
008	282407	9053	05/06	462,000	1,910	0	7	1997	3	66,211	N	N	6917 PRESTON-FALL CITY RD SE
008	032307	9077	08/06	520,000	2,010	0	7	1960	3	212,137	N	N	11010 UPPER PRESTON RD SE
008	398030	0025	05/05	611,500	2,030	0	7	1996	3	26,571	Y	Y	7522 337TH PL SE
008	202407	9029	08/06	645,000	2,070	0	7	1991	3	219,542	N	N	5020 298TH AVE SE
008	689330	0295	10/05	354,422	2,430	0	7	1978	4	12,650	N	N	31102 SE 85TH PL
008	202407	9023	01/07	560,000	2,950	0	7	1968	3	217,800	N	N	6301 308TH AVE SE
008	398030	0355	12/05	624,500	1,180	600	8	2004	3	21,250	Y	Y	7841 LAKE ALICE RD SE
008	142406	9042	03/05	500,000	1,340	1,200	8	1975	3	104,544	N	N	25909 SE ISSAQUAH-FALL CITY RD
008	302407	9072	03/05	538,500	1,390	1,390	8	1969	4	54,910	Y	N	6419 282ND AVE SE
008	689330	0350	11/06	487,000	1,410	0	8	1988	5	12,282	N	N	31017 SE 85TH PL
008	322407	9095	06/06	515,000	1,420	1,200	8	1961	3	46,609	Y	N	30025 SE 86TH ST
008	222406	9056	05/05	520,000	1,560	890	8	1993	3	45,302	N	N	23814 SE 59TH ST
008	689330	0290	11/06	509,000	1,690	0	8	2002	3	6,375	N	N	31018 SE 85TH PL
008	032307	9039	06/06	501,000	1,700	0	8	2002	3	35,112	N	N	11020 325TH AVE SE
008	202407	9063	03/07	703,800	1,830	940	8	1987	4	223,462	Y	N	30111 SE 58TH ST
008	202407	9063	06/05	640,000	1,830	940	8	1987	4	223,462	Y	N	30111 SE 58TH ST
008	398030	0075	04/06	567,000	1,880	0	8	1995	3	23,200	Y	Y	7400 337TH PL SE
008	122406	9073	04/05	454,000	1,950	770	8	1981	3	45,738	N	N	26341 SE DUTHIE HILL RD
008	689330	0050	05/06	378,000	2,050	0	8	1970	3	14,400	N	N	8633 309TH PL SE
008	212407	9081	09/07	717,500	2,250	0	8	2004	4	207,781	N	N	32307 SE 58TH ST
008	122406	9056	08/05	669,000	2,350	0	8	1963	5	96,267	N	N	26509 SE DUTHIE HILL RD
008	262407	9025	04/06	690,000	2,370	0	8	1998	3	216,928	N	N	7718 LAKE ALICE RD SE
008	122406	9017	05/06	798,500	2,400	0	8	1978	4	209,523	N	N	3908 274TH AVE SE
008	222407	9007	03/07	853,900	3,340	0	8	1987	4	204,732	Y	N	5528 324TH PL SE
008	322407	9069	02/06	650,000	4,020	1,100	8	2005	3	49,222	Y	N	30112 SE 86TH ST
008	192407	9088	03/07	646,000	1,630	390	9	1993	3	380,714	Y	N	5731 290TH AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
008	398030	0125	12/05	615,000	1,650	760	9	1990	3	14,375	Y	Y	7257 LAKE ALICE RD SE
008	142406	9073	04/06	735,000	1,670	530	9	1979	5	54,389	N	N	4354 257TH PL SE
008	332407	9075	04/07	608,300	1,800	1,170	9	1987	2	234,788	Y	N	8330 316TH PL SE
008	302407	9105	04/07	669,950	2,180	1,480	9	1999	3	150,282	N	N	6435 289TH AVE SE
008	182407	9108	04/05	460,000	2,210	0	9	1998	3	46,375	N	N	28416 SE 43RD ST
008	192407	9069	09/05	930,000	2,430	1,440	9	1994	4	152,460	Y	N	28407 SE 59TH ST
008	398030	0275	07/05	810,000	2,480	1,360	9	1996	3	21,750	Y	Y	7715 LAKE ALICE RD SE
008	222407	9034	07/05	706,000	2,600	1,300	9	2002	3	221,720	Y	Y	5508 329TH AVE SE
008	182407	9079	02/06	540,000	2,650	0	9	1978	3	155,509	N	N	28735 SE 43RD PL
008	032307	9013	10/06	565,000	2,680	0	9	1979	4	50,965	N	N	33031 SE 110TH ST
008	398030	0230	09/05	795,000	2,700	0	9	1981	4	32,000	Y	Y	7571 LAKE ALICE RD SE
008	272407	9085	11/06	717,500	2,750	0	9	2002	3	112,384	N	N	7235 337TH PL SE
008	262407	9027	03/07	805,000	2,880	0	9	2000	3	212,137	N	N	7810 LAKE ALICE RD SE
008	182407	9107	06/07	838,800	2,920	0	9	1998	3	46,355	N	N	28412 SE 43RD ST
008	332407	9071	06/05	599,000	3,110	0	9	1989	3	71,673	N	N	8515 316TH PL SE
008	272407	9048	12/05	685,000	3,220	0	9	2003	3	94,089	N	N	7227 337TH PL SE
008	212407	9090	01/06	913,000	3,280	0	9	1989	3	230,432	Y	N	5504 308TH AVE SE
008	332407	9069	05/07	770,000	3,440	0	9	1977	3	239,231	N	N	8718 314TH AVE SE
008	222406	9089	06/06	966,550	3,590	0	9	1990	3	60,548	N	N	24001 SE BLACK NUGGET RD
008	102307	9152	07/06	780,000	3,620	0	9	2006	3	61,420	N	N	11145 UPPER PRESTON RD SE
008	182407	9025	07/07	959,000	3,670	0	9	2000	4	167,270	N	N	4322 279TH AVE SE
008	182407	9025	10/05	880,000	3,670	0	9	2000	4	167,270	N	N	4322 279TH AVE SE
008	102307	9065	02/06	805,000	3,720	0	9	1994	3	50,529	Y	Y	12407 UPPER PRESTON RD SE
008	102307	9153	08/06	830,000	3,890	0	9	2006	3	72,745	N	N	11227 UPPER PRESTON RD SE
008	122406	9013	01/06	873,000	4,480	0	9	1990	3	110,207	N	N	26421 SE DUTHIE HILL RD
008	212407	9085	10/07	1,150,000	2,330	2,180	10	1993	4	354,142	N	N	31110 SE 64TH ST
008	272407	9062	03/05	600,000	2,670	0	10	1988	3	220,849	N	N	32928 SE 78TH ST
008	182407	9065	08/07	1,165,000	2,750	1,020	10	1990	4	254,390	N	N	4323 287TH AVE SE
008	182407	9024	07/06	869,950	2,770	0	10	1995	3	184,694	N	N	28012 SE 41ST ST
008	212407	9051	02/07	1,363,000	3,310	0	10	1994	4	217,364	Y	N	5614 308TH AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
008	212407	9030	09/07	1,200,000	3,640	0	10	1998	3	676,922	Y	N	5133 322ND AVE SE
008	102307	9155	07/07	1,047,500	3,950	0	10	2006	3	62,780	N	N	11327 UPPER PRESTON RD SE
008	122406	9078	04/05	1,030,000	4,560	0	10	2000	3	99,316	N	N	26521 SE 37TH ST
008	152407	9189	06/07	1,603,645	4,650	0	10	2007	3	306,506	Y	N	32733 SE 46TH LN
008	182407	9071	10/06	885,000	3,350	0	11	1994	3	108,464	N	N	28726 SE 43RD PL
008	272407	9042	01/05	1,130,000	4,280	0	11	1995	3	217,800	Y	N	7505 334TH AVE SE
008	222406	9115	12/05	3,250,000	5,465	0	11	1999	3	721,311	N	N	24033 SE ISSAQUAH-FALL CITY RD
008	202407	9042	10/06	1,900,000	2,890	0	12	1996	3	217,800	N	N	5510 298TH AVE SE
008	212407	9009	08/06	2,900,000	4,670	2,500	12	2000	3	456,944	Y	N	31433 SE 62ND WAY
008	232406	9166	04/05	1,630,000	5,590	0	12	1993	3	185,130	N	N	5403 248TH PL SE
008	232406	9155	07/07	2,149,300	6,360	0	13	1995	3	192,578	N	N	24727 SE 56TH ST
008	232406	9127	03/05	2,175,000	7,500	0	13	1999	3	211,096	N	N	5565 248TH PL SE
009	363007	0040	11/07	350,000	1,050	0	7	2005	3	3,668	N	N	2699 NE JARED CT
009	363007	0020	08/07	345,500	1,050	0	7	2005	3	2,679	N	N	2635 NE JARED CT
009	363007	0230	07/06	315,000	1,050	0	7	2005	3	2,453	N	N	1775 27TH LN NE
009	363006	0020	06/06	305,000	1,050	0	7	2005	3	2,772	N	N	2521 NE JARED CT
009	363006	0010	06/06	232,273	1,050	0	7	2005	3	2,805	N	N	2501 NE JARED CT
009	363007	0250	02/06	239,100	1,050	0	7	2005	3	2,682	N	N	1739 27TH LN NE
009	363007	0240	02/06	239,100	1,050	0	7	2005	3	2,453	N	N	1767 27TH LN NE
009	363007	0260	01/06	239,100	1,050	0	7	2005	3	2,508	N	N	1711 27TH LN NE
009	363007	0010	10/05	298,700	1,050	0	7	2005	3	2,699	N	N	2603 NE JARED CT
009	363007	0040	10/05	239,100	1,050	0	7	2005	3	3,668	N	N	2699 NE JARED CT
009	363007	0030	09/05	239,100	1,050	0	7	2005	3	2,686	N	N	2667 NE JARED CT
009	363007	0020	08/05	238,900	1,050	0	7	2005	3	2,679	N	N	2635 NE JARED CT
009	363006	0040	07/05	239,100	1,050	0	7	2005	3	3,088	N	N	2565 NE JARED CT
009	363006	0050	07/05	238,900	1,050	0	7	2005	3	2,727	N	N	2587 NE JARED CT
009	363006	0030	07/05	239,100	1,050	0	7	2005	3	3,045	N	N	2543 NE JARED CT
009	362999	0020	11/06	434,000	1,260	0	7	2005	3	2,556	N	N	1903 25TH AVE NE
009	362992	0300	09/06	420,000	1,260	0	7	2003	3	3,000	N	N	2532 NE IVERSON LN
009	362999	0020	09/05	380,000	1,260	0	7	2005	3	2,556	N	N	1903 25TH AVE NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	362999	0070	05/05	303,264	1,260	0	7	2005	3	2,925	N	N	1961 25TH AVE NE
009	362999	0200	03/05	286,720	1,260	0	7	2005	3	3,131	N	N	2467 NE KYLE CT
009	362999	0250	03/05	281,086	1,260	0	7	2005	3	3,528	N	N	1962 24TH AVE NE
009	362992	0070	02/05	349,999	1,260	0	7	2003	3	3,338	N	N	2507 NE JULEP ST
009	362997	0770	11/05	378,000	1,350	60	7	2004	3	1,783	N	N	2625 NORTH STAR LN NE
009	362997	0750	08/05	398,000	1,350	60	7	2004	3	1,783	N	N	2725 NORTH STAR LN NE
009	363008	0050	11/07	391,950	1,400	0	7	2005	3	1,701	N	N	2285 NE NATALIE WAY
009	363008	0250	06/06	388,000	1,400	0	7	2006	3	1,479	N	N	2376 NE MARION LN
009	363008	0240	06/06	375,000	1,400	0	7	2006	3	1,536	N	N	2360 NE MARION LN
009	363008	0210	12/05	277,250	1,400	0	7	2005	3	1,672	N	N	2314 NE MARION LN
009	363008	0120	11/05	279,120	1,400	0	7	2005	3	1,529	Y	N	2365 NE NATALIE WAY
009	363008	0160	11/05	277,250	1,400	0	7	2005	3	1,738	N	N	2218 NE MARION LN
009	363008	0130	11/05	277,250	1,400	0	7	2005	3	1,491	Y	N	2373 NE NATALIE WAY
009	363008	0080	10/05	277,250	1,400	0	7	2005	3	1,669	N	N	2315 NE NATALIE WAY
009	363008	0090	09/05	282,490	1,400	0	7	2005	3	1,651	N	N	2327 NE NATALIE WAY
009	363008	0050	08/05	277,250	1,400	0	7	2005	3	1,701	N	N	2285 NE NATALIE WAY
009	363008	0020	08/05	277,250	1,400	0	7	2005	3	1,644	N	N	2211 NE NATALIE WAY
009	363008	0030	10/07	390,000	1,440	0	7	2005	3	2,163	N	N	2227 NE NATALIE WAY
009	363008	0040	10/07	391,000	1,440	0	7	2005	3	2,207	N	N	2259 NE NATALIE WAY
009	362999	0100	02/07	473,000	1,440	0	7	2005	3	2,683	N	N	2003 25TH AVE NE
009	362992	0460	11/06	459,950	1,440	0	7	2003	3	3,000	N	N	2425 NE IVY WAY
009	363008	0170	11/06	394,000	1,440	0	7	2005	3	2,170	N	N	2240 NE MARION LN
009	362992	0170	07/06	459,950	1,440	0	7	2003	3	3,021	N	N	2491 NE JEWELL LN
009	363008	0110	07/06	398,800	1,440	0	7	2005	3	2,040	Y	N	2347 NE NATALIE WAY
009	362992	0560	05/06	445,000	1,440	0	7	2003	3	2,850	N	N	2591 NE IVY WAY
009	363008	0230	05/06	277,250	1,440	0	7	2006	3	1,994	N	N	2344 NE MARION LN
009	362992	0460	05/06	439,950	1,440	0	7	2003	3	3,000	N	N	2425 NE IVY WAY
009	362992	0330	04/06	442,000	1,440	0	7	2003	3	3,300	N	N	2580 NE IVERSON LN
009	363008	0110	11/05	277,250	1,440	0	7	2005	3	2,040	Y	N	2347 NE NATALIE WAY
009	363008	0220	11/05	277,250	1,440	0	7	2005	3	2,051	N	N	2328 NE MARION LN

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363008	0150	11/05	285,800	1,440	0	7	2005	3	2,219	N	N	2200 NE MARION LN
009	363008	0170	10/05	280,750	1,440	0	7	2005	3	2,170	N	N	2240 NE MARION LN
009	363008	0180	10/05	277,250	1,440	0	7	2005	3	1,955	N	N	2272 NE MARION LN
009	363008	0100	09/05	277,250	1,440	0	7	2005	3	2,177	N	N	2339 NE NATALIE WAY
009	363008	0010	08/05	285,568	1,440	0	7	2005	3	2,184	N	N	2203 NE NATALIE WAY
009	363008	0040	08/05	277,250	1,440	0	7	2005	3	2,207	N	N	2259 NE NATALIE WAY
009	363008	0030	08/05	282,250	1,440	0	7	2005	3	2,163	N	N	2227 NE NATALIE WAY
009	362999	0310	06/05	360,945	1,440	0	7	2005	3	2,802	N	N	2488 NE KEYSTONE CT
009	362999	0270	06/05	399,950	1,440	0	7	2005	3	3,546	N	N	1932 24TH AVE NE
009	362999	0100	04/05	315,878	1,440	0	7	2005	3	2,683	N	N	2003 25TH AVE NE
009	362999	0140	04/05	304,840	1,440	0	7	2005	3	2,888	N	N	2483 NE LARCHMOUNT ST
009	363008	0360	09/06	424,950	1,450	0	7	2005	3	1,369	N	N	2576 NE MAGNOLIA ST
009	363008	0330	07/06	429,950	1,450	0	7	2005	3	1,139	N	N	2630 NE MAGNOLIA ST
009	363008	0280	06/06	434,900	1,450	0	7	2005	3	1,139	N	N	2720 NE MAGNOLIA ST
009	363008	0340	05/06	301,100	1,450	0	7	2005	3	1,139	N	N	2612 NE MAGNOLIA ST
009	363008	0370	05/06	301,100	1,450	120	7	2005	3	1,139	N	N	2558 NE MAGNOLIA ST
009	363008	0290	04/06	301,100	1,450	80	7	2005	3	1,392	N	N	2702 NE MAGNOLIA ST
009	363008	0300	03/06	301,100	1,450	0	7	2005	3	1,384	N	N	2684 NE MAGNOLIA ST
009	363008	0140	12/07	405,000	1,500	0	7	2005	3	2,090	Y	N	2391 NE NATALIE WAY
009	363008	0200	06/07	412,000	1,500	0	7	2005	3	2,372	N	N	2300 NE MARION LN
009	363008	0260	05/06	277,250	1,500	0	7	2006	3	2,182	N	N	2398 NE MARION LN
009	363008	0070	12/05	377,000	1,500	0	7	2005	3	2,255	N	N	2309 NE NATALIE WAY
009	363008	0140	11/05	277,250	1,500	0	7	2005	3	2,090	Y	N	2391 NE NATALIE WAY
009	363008	0190	10/05	277,250	1,500	0	7	2005	3	2,314	N	N	2293 NE MARION LN
009	363008	0200	09/05	277,250	1,500	0	7	2005	3	2,372	N	N	2300 NE MARION LN
009	363008	0060	08/05	277,250	1,500	0	7	2005	3	2,459	N	N	2297 NE NATALIE WAY
009	363008	0380	04/06	301,100	1,530	0	7	2005	3	1,629	N	N	2540 NE MAGNOLIA ST
009	363008	0350	04/06	301,100	1,530	0	7	2005	3	1,374	N	N	2594 NE MAGNOLIA ST
009	363008	0320	04/06	301,100	1,540	0	7	2005	3	1,524	N	N	2648 NE MAGNOLIA ST
009	363008	0270	03/06	301,100	1,540	0	7	2005	3	1,783	Y	N	2738 NE MAGNOLIA ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363008	0310	03/06	301,100	1,540	0	7	2005	3	1,472	N	N	2666 NE MAGNOLIA ST
009	362997	0740	07/07	510,000	1,600	250	7	2004	3	2,231	N	N	2775 NORTH STAR LN NE
009	362997	0760	02/07	490,000	1,600	250	7	2004	3	1,783	N	N	2675 NORTH STAR LN NE
009	362997	0790	05/06	500,000	1,600	250	7	2004	3	2,608	N	N	2525 NORTH STAR LN NE
009	362997	0670	12/05	439,950	1,600	250	7	2005	3	2,236	N	N	2406 28TH PL NE
009	362992	0230	04/07	480,000	1,630	0	7	2003	3	3,033	N	N	2414 NE IVERSON LN
009	362992	0380	02/07	498,500	1,630	0	7	2003	3	3,459	N	N	2514 NE IVY WAY
009	362999	0040	09/06	490,000	1,630	0	7	2005	3	2,925	N	N	1919 25TH AVE NE
009	362992	0180	03/06	445,000	1,630	0	7	2003	3	3,000	N	N	2475 NE JEWELL LN
009	362992	0430	01/06	436,000	1,630	0	7	2003	3	3,160	N	N	2428 NE IVY WAY
009	362992	0230	11/05	420,000	1,630	0	7	2003	3	3,033	N	N	2414 NE IVERSON LN
009	362999	0080	11/05	424,000	1,630	0	7	2005	3	2,925	N	N	1975 25TH AVE NE
009	362999	0340	06/05	332,623	1,630	0	7	2005	3	3,348	N	N	2422 NE KEYSTONE CT
009	362999	0320	06/05	342,192	1,630	0	7	2005	3	2,751	N	N	2466 NE KEYSTONE CT
009	362999	0010	06/05	320,580	1,630	0	7	2005	3	8,940	N	N	1897 25TH AVE NE
009	362999	0040	05/05	327,970	1,630	0	7	2005	3	2,925	N	N	1919 25TH AVE NE
009	362999	0060	05/05	321,180	1,630	0	7	2005	3	2,925	N	N	1947 25TH AVE NE
009	362999	0080	04/05	337,585	1,630	0	7	2005	3	2,925	N	N	1975 25TH AVE NE
009	362999	0110	04/05	331,916	1,630	0	7	2005	3	2,520	N	N	2009 25TH AVE NE
009	362999	0130	04/05	323,167	1,630	0	7	2005	3	2,888	N	N	2495 NE LARCHMOUNT ST
009	362999	0150	04/05	316,088	1,630	0	7	2005	3	2,888	N	N	2469 NE LARCHMOUNT ST
009	362999	0170	04/05	316,400	1,630	0	7	2005	3	3,365	N	N	2425 NE LARCHMOUNT ST
009	362999	0220	03/05	318,854	1,630	0	7	2005	3	4,065	N	N	2495 NE KYLE CT
009	362999	0230	03/05	316,714	1,630	0	7	2005	3	3,915	N	N	1990 24TH AVE NE
009	362999	0190	03/05	322,863	1,630	0	7	2005	3	3,131	N	N	2445 NE KYLE CT
009	362999	0260	03/05	319,669	1,630	0	7	2005	3	3,025	N	N	1944 24TH AVE NE
009	362999	0280	02/05	341,377	1,630	0	7	2005	3	3,817	N	N	1918 24TH AVE NE
009	362992	0010	02/05	362,000	1,630	0	7	2003	3	3,055	N	N	2419 NE JULEP ST
009	363008	0490	08/07	425,000	1,650	0	7	2005	3	2,500	N	N	2223 NE MARION LN
009	363008	0480	05/06	410,000	1,650	0	7	2005	3	2,676	N	N	2255 NE MARION LN

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363008	0400	04/06	301,100	1,650	0	7	2006	3	1,948	N	N	2426 24TH CT NE
009	363008	0410	04/06	301,000	1,650	0	7	2006	3	1,898	N	N	2448 24TH CT NE
009	363008	0450	02/06	301,100	1,650	0	7	2005	3	2,516	N	N	2323 NE MARION LN
009	363008	0440	02/06	301,100	1,650	0	7	2005	3	2,590	N	N	2335 NE MARION LN
009	363008	0490	02/06	277,250	1,650	0	7	2005	3	2,500	N	N	2223 NE MARION LN
009	362997	0500	09/06	475,000	1,670	0	7	2004	3	3,075	N	N	2909 NE MAGNOLIA ST
009	363008	0430	03/06	301,100	1,670	0	7	2005	3	3,315	N	N	2357 NE MARION LN
009	363008	0470	02/06	301,100	1,670	0	7	2005	3	3,735	N	N	2299 NE MARION LN
009	363008	0500	02/06	301,100	1,670	0	7	2005	3	3,031	N	N	2201 NE MARION LN
009	363008	0390	05/06	301,100	1,680	0	7	2006	3	2,303	N	N	2402 24TH CT NE
009	363008	0420	04/06	301,100	1,680	0	7	2006	3	2,574	N	N	2464 24TH CT NE
009	363008	0460	02/06	301,100	1,680	0	7	2005	3	3,740	N	N	2319 NE MARION LN
009	362997	0720	06/05	400,000	1,770	0	7	2005	3	2,667	N	N	2467 28TH PL NE
009	362997	0470	06/07	548,000	1,830	0	7	2004	3	3,504	Y	N	2807 NE MAGNOLIA ST
009	362997	0510	11/06	528,950	1,830	0	7	2004	3	3,199	N	N	2943 NE MAGNOLIA ST
009	362997	0680	11/06	507,500	1,830	0	7	2005	3	2,856	N	N	2405 28TH PL NE
009	362997	0380	06/05	427,000	1,830	0	7	2004	3	4,470	Y	N	2501 NE MAGNOLIA ST
009	362992	0440	12/07	519,000	1,890	0	7	2003	3	3,183	N	N	2412 NE IVY WAY
009	362992	0220	11/07	530,000	1,890	0	7	2003	3	3,054	N	N	2415 NE JEWELL LN
009	362999	0290	06/07	550,000	1,890	0	7	2005	3	3,817	N	N	1904 24TH AVE NE
009	362992	0510	05/07	552,000	1,890	0	7	2003	3	2,972	N	N	2511 NE IVY WAY
009	362999	0120	08/06	485,000	1,890	0	7	2005	3	3,365	N	N	2499 NE LARCHMOUNT ST
009	362992	0530	07/06	505,000	1,890	0	7	2003	3	2,850	N	N	2543 NE IVY WAY
009	362992	0310	06/06	488,000	1,890	0	7	2003	3	3,000	N	N	2548 NE IVERSON LN
009	362992	0120	06/06	510,000	1,890	0	7	2003	3	3,299	N	N	2589 NE JEWELL LN
009	362992	0440	11/05	450,000	1,890	0	7	2003	3	3,183	N	N	2412 NE IVY WAY
009	362992	0340	09/05	445,000	1,890	0	7	2003	3	3,477	N	N	2578 NE IVY WAY
009	362999	0330	06/05	369,622	1,890	0	7	2005	3	2,823	N	N	2444 NE KEYSTONE CT
009	362999	0030	05/05	352,161	1,890	0	7	2005	3	2,900	N	N	1909 25TH AVE NE
009	362999	0290	05/05	398,000	1,890	0	7	2005	3	3,817	N	N	1904 24TH AVE NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	362999	0050	05/05	349,961	1,890	0	7	2005	3	2,925	N	N	1933 25TH AVE NE
009	362999	0090	04/05	350,251	1,890	0	7	2005	3	3,369	N	N	1989 25TH AVE NE
009	362999	0120	04/05	342,920	1,890	0	7	2005	3	3,365	N	N	2499 NE LARCHMOUNT ST
009	362999	0160	04/05	343,550	1,890	0	7	2005	3	2,888	N	N	2447 NE LARCHMOUNT ST
009	362999	0300	04/05	415,000	1,890	0	7	2005	3	4,068	N	N	2494 NE KEYSTONE CT
009	362999	0180	04/05	353,023	1,890	0	7	2005	3	3,615	N	N	2423 NE KYLE CT
009	362999	0210	03/05	356,826	1,890	0	7	2005	3	3,280	N	N	2491 NE KYLE CT
009	362999	0240	03/05	336,077	1,890	0	7	2005	3	3,817	N	N	1978 24TH AVE NE
009	363005	0120	11/07	392,300	1,050	0	8	2006	3	1,107	N	N	2367 NE PARK DR
009	363005	0140	10/06	363,500	1,050	0	8	2006	3	1,107	N	N	2379 NE PARK DR
009	363005	0120	06/06	277,200	1,050	0	8	2006	3	1,107	N	N	2367 NE PARK DR
009	363005	0130	06/06	277,200	1,050	0	8	2006	3	1,107	N	N	2373 NE PARK DR
009	363000	0150	03/07	356,000	1,110	290	8	2005	3	865	N	N	2372 NE PARK DR
009	363000	0100	05/06	381,300	1,110	290	8	2005	3	865	N	N	2352 NE PARK DR
009	363000	0040	03/06	364,400	1,110	250	8	2005	3	1,138	Y	N	2328 NE PARK DR
009	363000	0020	12/05	277,200	1,110	290	8	2005	3	1,138	Y	N	2324 NE PARK DR
009	363000	0030	12/05	277,700	1,110	250	8	2005	3	1,138	Y	N	2324 NE PARK DR
009	363000	0070	12/05	277,200	1,110	0	8	2005	3	1,138	Y	N	2340 NE PARK DR
009	363000	0120	06/05	268,900	1,110	250	8	2005	3	865	N	N	2360 NE PARK DR
009	363000	0110	06/05	277,200	1,110	250	8	2005	3	865	N	N	2356 NE PARK DR
009	363000	0100	06/05	277,200	1,110	290	8	2005	3	865	N	N	2352 NE PARK DR
009	363000	0160	05/05	268,900	1,110	250	8	2005	3	865	N	N	2376 NE PARK DR
009	363000	0150	05/05	268,900	1,110	290	8	2005	3	865	N	N	2372 NE PARK DR
009	363000	0170	05/05	268,900	1,110	250	8	2005	3	865	N	N	2380 NE PARK DR
009	362996	0090	11/07	379,900	1,160	260	8	2004	3	955	N	N	1911 NE PARK DR
009	362995	0090	06/07	399,950	1,160	260	8	2003	3	956	N	N	1861 NE KENYON CT
009	362996	0160	04/07	380,000	1,160	260	8	2004	3	910	N	N	1918 NE KENYON CT
009	362996	0060	11/06	377,000	1,160	260	8	2004	3	955	N	N	1893 NE KENYON CT
009	362995	0180	08/06	365,000	1,160	260	8	2003	3	910	N	N	1816 NE KENYON CT
009	362995	0030	06/06	369,950	1,160	260	8	2003	3	956	N	N	1823 NE KENYON CT

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	362995	0090	05/06	365,000	1,160	260	8	2003	3	956	N	N	1861 NE KENYON CT
009	362995	0170	12/05	320,000	1,160	260	8	2003	3	910	N	N	1824 NE KENYON CT
009	362995	0180	03/05	307,500	1,160	260	8	2003	3	910	N	N	1816 NE KENYON CT
009	363002	0400	04/05	270,612	1,180	300	8	2005	3	1,525	N	N	1751 25TH AVE NE
009	363002	0430	02/05	276,912	1,180	300	8	2005	3	1,445	N	N	1739 25TH AVE NE
009	363002	0440	01/05	270,612	1,180	300	8	2005	3	1,740	N	N	1735 25TH AVE NE
009	363002	0380	01/05	269,990	1,180	300	8	2005	3	1,779	N	N	1759 25TH AVE NE
009	363005	0170	08/07	350,000	1,230	0	8	2006	3	1,107	N	N	2391 NE PARK DR
009	363005	0090	11/06	351,000	1,230	0	8	2006	3	1,107	N	N	2349 NE PARK DR
009	363005	0080	10/06	270,557	1,230	0	8	2006	3	1,107	N	N	2343 NE PARK DR
009	363005	0170	05/06	277,200	1,230	0	8	2006	3	1,107	N	N	2391 NE PARK DR
009	363005	0180	05/06	277,200	1,230	0	8	2006	3	1,107	N	N	2395 NE PARK DR
009	363006	0250	09/07	385,000	1,240	0	8	2005	3	2,052	N	N	1771 26TH WALK NE
009	363006	0230	08/07	395,000	1,240	0	8	2005	3	2,052	N	N	1795 26TH WALK NE
009	363006	0280	06/07	390,000	1,240	0	8	2005	3	2,052	N	N	1731 26TH WALK NE
009	363007	0100	03/06	380,000	1,240	0	8	2005	3	2,052	N	N	1728 26TH WALK NE
009	363007	0110	10/05	268,600	1,240	0	8	2005	3	2,052	N	N	1714 26TH WALK NE
009	363006	0270	10/05	268,600	1,240	0	8	2005	3	2,052	N	N	1745 26TH WALK NE
009	363006	0290	10/05	268,600	1,240	0	8	2005	3	2,052	N	N	1727 26TH WALK NE
009	363006	0280	09/05	268,600	1,240	0	8	2005	3	2,052	N	N	1731 26TH WALK NE
009	363007	0080	09/05	268,600	1,240	0	8	2005	3	2,052	N	N	1756 26TH WALK NE
009	363007	0070	09/05	268,600	1,240	0	8	2005	3	2,052	N	N	1768 26TH WALK NE
009	363007	0060	09/05	268,600	1,240	0	8	2005	3	2,052	N	N	1784 26TH WALK NE
009	363006	0260	08/05	268,600	1,240	0	8	2005	3	2,052	N	N	1759 26TH WALK NE
009	363006	0250	08/05	268,600	1,240	0	8	2005	3	2,052	N	N	1771 26TH WALK NE
009	363006	0240	08/05	268,600	1,240	0	8	2005	3	2,052	N	N	1787 26TH WALK NE
009	363006	0230	08/05	268,600	1,240	0	8	2005	3	2,052	N	N	1795 26TH WALK NE
009	363007	0050	09/07	395,000	1,260	0	8	2005	3	2,052	N	N	1796 26TH WALK NE
009	362996	0810	07/06	369,888	1,260	0	8	2004	3	989	N	N	2013 NE KATSURA ST
009	363007	0120	10/05	268,600	1,260	0	8	2005	3	2,052	N	N	1700 26TH WALK NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363006	0300	10/05	270,400	1,260	0	8	2005	3	2,390	N	N	1703 26TH WALK NE
009	363007	0090	09/05	268,600	1,260	0	8	2005	3	2,052	N	N	1742 26TH WALK NE
009	363007	0050	09/05	268,600	1,260	0	8	2005	3	2,052	N	N	1796 26TH WALK NE
009	363002	0420	07/07	430,000	1,300	300	8	2005	3	1,852	N	N	1743 25TH AVE NE
009	363002	0410	01/05	301,350	1,300	300	8	2005	3	2,023	N	N	1747 25TH AVE NE
009	363015	0210	04/06	405,000	1,320	0	8	2006	3	1,560	N	N	1927 NE KENSINGTON CT
009	363015	0160	01/06	414,950	1,320	0	8	2006	3	2,688	N	N	1999 NE KENSINGTON CT
009	363005	0010	11/06	369,990	1,340	150	8	2006	3	2,889	N	N	2301 NE PARK DR
009	363005	0020	11/06	265,089	1,350	150	8	2006	3	2,843	N	N	2307 NE PARK DR
009	362996	0170	11/07	428,000	1,360	350	8	2004	3	1,960	N	N	1908 NE KENYON CT
009	362995	0150	06/07	445,000	1,360	350	8	2003	3	2,078	N	N	1840 NE KENYON CT
009	362995	0010	10/06	467,500	1,360	350	8	2003	3	2,381	N	N	1807 NE KENYON CT
009	362996	0440	10/06	470,000	1,360	350	8	2004	3	1,895	N	N	2018 17TH AVE NE
009	362995	0060	09/06	457,500	1,360	350	8	2003	3	1,947	N	N	1843 NE KENYON CT
009	362996	0080	05/05	393,000	1,360	350	8	2004	3	2,000	N	N	1905 NE PARK DR
009	362996	0170	04/05	364,990	1,360	350	8	2004	3	1,960	N	N	1908 NE KENYON CT
009	362996	0500	04/05	322,990	1,370	140	8	2004	3	1,600	N	N	1972 17TH AVE NE
009	362996	0490	03/05	327,990	1,370	140	8	2005	3	1,611	N	N	1984 17TH AVE NE
009	363005	0150	12/06	409,000	1,380	0	8	2006	3	2,001	N	N	2385 PARK DR
009	363005	0110	06/06	337,100	1,380	0	8	2006	3	2,007	N	N	2361 NE PARK DR
009	363015	0100	02/06	405,000	1,380	0	8	2006	3	5,539	N	N	2599 NE KENSINGTON CT
009	363015	0110	02/06	301,780	1,380	0	8	2006	3	3,942	N	N	2583 NE KENSINGTON CT
009	362996	0510	04/05	339,990	1,390	140	8	2004	3	1,539	N	N	1960 17TH AVE NE
009	362996	0480	04/05	322,990	1,390	140	8	2004	3	1,423	N	N	1996 17TH AVE NE
009	362996	0580	09/06	460,000	1,430	340	8	2003	3	1,842	N	N	1888 17TH AVE NE
009	362996	0580	06/05	406,500	1,430	340	8	2003	3	1,842	N	N	1888 17TH AVE NE
009	363005	0100	12/06	412,000	1,450	0	8	2006	3	2,007	N	N	2355 NE PARK DR
009	363005	0070	09/06	331,300	1,450	0	8	2006	3	2,007	N	N	2337 NE PARK DR
009	363005	0160	07/06	424,900	1,450	0	8	2006	3	2,004	N	N	2387 NE PARK DR
009	363005	0190	04/06	337,100	1,450	0	8	2006	3	2,027	N	N	2397 NE PARK DR

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	362995	0050	06/05	401,950	1,450	380	8	2003	3	1,947	N	N	1837 NE KENYON CT
009	363015	0060	12/05	301,775	1,460	0	8	2005	3	3,048	N	N	2542 NE KIRKWOOD PL
009	363015	0050	12/05	301,740	1,460	0	8	2005	3	2,567	N	N	2526 NE KIRKWOOD PL
009	363000	0140	12/06	382,500	1,470	0	8	2005	3	1,710	N	N	2368 NE PARK DR
009	363000	0180	10/06	379,950	1,470	0	8	2005	3	2,058	N	N	2384 NE PARK DR
009	363000	0050	01/06	337,100	1,470	0	8	2005	3	2,250	Y	N	2332 NE PARK DR
009	363000	0010	12/05	337,100	1,470	0	8	2005	3	2,275	Y	N	2316 NE PARK DR
009	363000	0090	07/05	327,000	1,470	0	8	2005	3	1,612	Y	N	2348 NE PARK DR
009	363000	0140	06/05	327,000	1,470	0	8	2005	3	1,710	N	N	2368 NE PARK DR
009	363000	0180	06/05	327,000	1,470	0	8	2005	3	2,058	N	N	2384 NE PARK DR
009	363000	0130	06/05	327,000	1,470	0	8	2005	3	1,703	N	N	2364 NE PARK DR
009	363002	0220	08/07	410,000	1,480	0	8	2005	3	1,355	N	N	1764 24TH AVE NE
009	363002	0350	07/07	399,995	1,480	0	8	2005	3	1,595	N	N	1771 25TH AVE NE
009	363002	0210	07/07	385,000	1,480	0	8	2005	3	1,576	N	N	1760 24TH AVE NE
009	363000	0080	05/07	419,995	1,480	0	8	2005	3	1,961	Y	N	2344 NE PARK DR
009	363002	0080	05/07	399,950	1,480	0	8	2004	3	1,237	N	N	2414 NE JULEP ST
009	363002	0460	01/07	392,000	1,480	0	8	2004	3	1,290	N	N	1727 25TH AVE NE
009	363002	0030	06/06	386,990	1,480	0	8	2004	3	1,237	N	N	2466 NE JULEP ST
009	363002	0090	06/06	410,000	1,480	0	8	2004	3	1,741	N	N	2402 NE JULEP ST
009	363002	0010	05/06	419,950	1,480	0	8	2004	3	1,729	N	N	2490 NE JULEP ST
009	363000	0080	12/05	337,100	1,480	0	8	2005	3	1,961	Y	N	2344 NE PARK DR
009	363000	0060	12/05	337,100	1,480	0	8	2005	3	2,250	Y	N	2336 NE PARK DR
009	363002	0130	08/05	344,900	1,480	0	8	2004	3	1,593	N	N	1728 24TH AVE NE
009	363002	0140	06/05	269,990	1,480	0	8	2005	3	1,688	N	N	1732 24TH AVE NE
009	363002	0460	05/05	315,000	1,480	0	8	2004	3	1,290	N	N	1727 25TH AVE NE
009	363002	0210	05/05	269,990	1,480	0	8	2005	3	1,576	N	N	1760 24TH AVE NE
009	363002	0230	05/05	270,612	1,480	0	8	2005	3	1,616	N	N	1768 24TH AVE NE
009	363002	0220	04/05	270,612	1,480	0	8	2005	3	1,355	N	N	1764 24TH AVE NE
009	363002	0240	04/05	270,612	1,480	0	8	2005	3	2,651	N	N	1770 24TH AVE NE
009	363002	0340	03/05	270,612	1,480	0	8	2005	3	2,335	N	N	1775 25TH AVE NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363002	0370	03/05	270,612	1,480	0	8	2005	3	1,733	N	N	1763 25TH AVE NE
009	363002	0350	03/05	269,990	1,480	0	8	2005	3	1,595	N	N	1771 25TH AVE NE
009	363002	0360	03/05	270,612	1,480	0	8	2005	3	1,435	N	N	1767 25TH AVE NE
009	363002	0190	02/05	278,000	1,480	0	8	2005	3	1,460	N	N	1752 24TH AVE NE
009	363002	0060	02/05	270,612	1,480	0	8	2004	3	1,237	N	N	2432 NE JULEP ST
009	363002	0180	02/05	269,990	1,480	0	8	2005	3	1,428	N	N	1748 24TH AVE NE
009	363002	0200	02/05	270,612	1,480	0	8	2005	3	1,655	N	N	1756 24TH AVE NE
009	363002	0150	02/05	270,612	1,480	0	8	2005	3	1,386	N	N	1736 24TH AVE NE
009	362996	0670	03/07	444,000	1,490	0	8	2003	3	1,831	N	N	1929 18TH AVE NE
009	362996	0140	10/06	465,000	1,490	370	8	2004	3	2,172	N	N	1934 NE KENYON CT
009	362996	0670	06/06	430,000	1,490	0	8	2003	3	1,831	N	N	1929 18TH AVE NE
009	362996	0070	06/06	445,000	1,490	370	8	2004	3	2,000	N	N	1899 NE KENYON CT
009	362995	0110	02/06	433,000	1,490	370	8	2003	3	2,047	N	N	1872 NE KENYON CT
009	362996	0660	03/05	365,290	1,490	0	8	2003	3	1,722	N	N	1923 18TH AVE NE
009	363005	0040	09/07	419,000	1,500	0	8	2006	3	3,094	N	N	2319 NE PARK DR
009	363005	0060	12/06	379,990	1,500	0	8	2006	3	2,263	N	N	2331 NE PARK DR
009	363005	0050	12/06	409,546	1,500	0	8	2006	3	2,555	N	N	2325 NE PARK DR
009	363005	0030	10/06	379,990	1,500	0	8	2006	3	2,843	N	N	2313 NE PARK DR
009	363005	0040	10/06	374,990	1,500	0	8	2006	3	3,094	N	N	2319 NE PARK DR
009	363007	0270	12/05	364,413	1,500	0	8	2005	3	3,368	N	N	1805 28TH AVE NE
009	363007	0280	12/05	399,990	1,500	0	8	2005	3	3,608	N	N	1801 28TH AVE NE
009	363001	0080	07/07	390,000	1,540	0	8	2005	3	1,827	N	N	2460 NE PARK DR
009	362996	0690	11/06	415,000	1,540	80	8	2004	3	1,830	N	N	1957 18TH AVE NE
009	363001	0020	08/06	354,950	1,540	0	8	2005	3	1,827	N	N	2412 NE PARK DR
009	362996	0740	05/06	445,000	1,540	80	8	2004	3	1,949	Y	N	1955 18TH PL NE
009	363001	0090	11/05	277,200	1,540	0	8	2005	3	1,827	N	N	2468 NE PARK DR
009	363001	0070	11/05	277,200	1,540	0	8	2005	3	1,827	N	N	2452 NE PARK DR
009	363001	0080	11/05	277,200	1,540	0	8	2005	3	1,827	N	N	2460 NE PARK DR
009	363001	0060	10/05	337,100	1,540	0	8	2005	3	2,252	N	N	2444 NE PARK DR
009	363001	0050	06/05	337,100	1,540	0	8	2005	3	2,252	N	N	2436 NE PARK DR

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363001	0030	05/05	277,200	1,540	0	8	2005	3	1,827	N	N	2420 NE PARK DR
009	363001	0020	05/05	277,200	1,540	0	8	2005	3	1,827	N	N	2412 NE PARK DR
009	363001	0040	05/05	277,200	1,540	0	8	2005	3	1,827	N	N	2428 NE PARK DR
009	362996	0720	04/05	369,990	1,540	80	8	2004	3	1,841	Y	N	1943 18TH PL NE
009	362996	0740	03/05	355,000	1,540	80	8	2004	3	1,949	Y	N	1955 18TH PL NE
009	363015	0150	02/06	318,800	1,550	0	8	2006	3	4,330	N	N	2519 NE KENSINGTON CT
009	363015	0130	02/06	318,545	1,550	0	8	2006	3	3,732	N	N	2551 NE KENSINGTON CT
009	363015	0140	01/06	318,780	1,550	0	8	2006	3	3,905	N	N	2535 NE KENSINGTON CT
009	363015	0090	01/06	318,460	1,550	0	8	2006	3	3,410	N	N	2590 NE KENSINGTON CT
009	363015	0120	01/06	318,155	1,550	0	8	2006	3	3,757	N	N	2567 NE KENSINGTON CT
009	363015	0080	01/06	318,795	1,550	0	8	2006	3	3,150	N	N	2574 NE KIRKWOOD PL
009	363015	0070	12/05	318,800	1,550	0	8	2006	3	2,748	N	N	2558 NE KIRKWOOD PL
009	363002	0280	04/07	430,000	1,560	0	8	2005	3	1,255	N	N	2433 NE PARK DR
009	363015	0170	03/07	523,450	1,560	0	8	2006	3	1,562	N	N	1987 NE KENSINGTON CT
009	363002	0270	01/07	433,500	1,560	0	8	2005	3	1,255	N	N	2423 NE PARK DR
009	363015	0220	01/07	480,900	1,560	240	8	2006	3	1,560	N	N	1915 NE KENSINGTON CT
009	363002	0260	10/06	423,000	1,560	0	8	2005	3	1,255	N	N	2417 NE PARK DR
009	363002	0300	07/06	427,000	1,560	0	8	2005	3	1,255	N	N	2455 NE PARK DR
009	363015	0180	05/06	470,000	1,560	0	8	2006	3	1,560	N	N	1963 NE KENSINGTON CT
009	363015	0170	12/05	318,800	1,560	0	8	2006	3	1,562	N	N	1987 NE KENSINGTON CT
009	363015	0190	12/05	342,780	1,560	240	8	2006	3	1,560	N	N	1951 NE KENSINGTON CT
009	363015	0200	11/05	342,120	1,560	240	8	2006	3	1,560	N	N	1939 NE KENSINGTON CT
009	363015	0220	11/05	342,790	1,560	240	8	2006	3	1,560	N	N	1915 NE KENSINGTON CT
009	363015	0230	11/05	342,770	1,560	240	8	2006	3	2,196	N	N	1903 NE KENSINGTON CT
009	363002	0320	09/05	330,000	1,560	0	8	2005	3	1,255	N	N	2471 NE PARK DR
009	363002	0310	08/05	315,000	1,560	0	8	2005	3	1,255	N	N	2463 NE PARK DR
009	363002	0300	07/05	326,000	1,560	0	8	2005	3	1,255	N	N	2455 NE PARK DR
009	363002	0270	07/05	320,000	1,560	0	8	2005	3	1,255	N	N	2423 NE PARK DR
009	363002	0290	07/05	320,000	1,560	0	8	2005	3	1,255	N	N	2447 NE PARK DR
009	363002	0260	07/05	315,000	1,560	0	8	2005	3	1,255	N	N	2417 NE PARK DR

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363002	0280	07/05	320,000	1,560	0	8	2005	3	1,255	N	N	2433 NE PARK DR
009	363001	0100	11/05	337,100	1,580	0	8	2005	3	2,572	N	N	2476 NE PARK DR
009	363001	0010	05/05	337,100	1,580	0	8	2005	3	2,425	N	N	2400 NE PARK DR
009	363015	0290	07/05	320,900	1,590	0	8	2005	3	2,520	N	N	1972 25TH AVE NE
009	363002	0170	02/05	298,990	1,590	0	8	2005	3	1,659	N	N	1744 24TH AVE NE
009	363002	0040	10/05	380,000	1,600	0	8	2004	3	1,495	N	N	2454 NE JULEP ST
009	363002	0160	02/05	294,348	1,600	0	8	2005	3	1,689	N	N	1740 24TH AVE NE
009	362995	0240	06/07	499,000	1,640	0	8	2003	3	1,818	N	N	1865 NE KINCAID WALK
009	363003	0220	10/06	503,000	1,640	0	8	2005	3	4,181	N	N	2543 LONGMIRE CT NE
009	363003	0490	08/05	450,000	1,640	0	8	2004	3	4,743	N	N	2036 25TH AVE NE
009	363003	0100	08/05	339,300	1,640	0	8	2005	3	3,600	N	N	2493 NE LAURELCREST LN
009	363003	0020	06/05	339,300	1,640	0	8	2005	3	3,600	N	N	2491 NE LAURELWOOD LN
009	363003	0220	04/05	372,015	1,640	0	8	2005	3	4,181	N	N	2543 LONGMIRE CT NE
009	362996	0400	04/06	465,000	1,650	0	8	2005	3	3,593	N	N	2016 NE KATSURA ST
009	362996	0330	02/06	509,000	1,650	0	8	2004	3	2,053	N	N	1926 NE KATSURA ST
009	363002	0330	08/05	325,000	1,650	0	8	2005	3	1,890	N	N	2479 NE PARK DR
009	363002	0250	07/05	325,000	1,650	0	8	2005	3	1,865	N	N	2405 NE PARK DR
009	362996	0410	06/05	415,990	1,650	0	8	2005	3	3,534	N	N	2018 NE KATSURA ST
009	362996	0400	05/05	415,990	1,650	0	8	2005	3	3,593	N	N	2016 NE KATSURA ST
009	362996	0360	04/05	395,820	1,650	0	8	2004	3	2,893	N	N	1944 NE KATSURA ST
009	362996	0390	04/05	419,990	1,650	0	8	2004	3	4,458	N	N	2014 NE KATSURA ST
009	362996	0420	03/05	409,990	1,650	0	8	2004	3	3,705	N	N	2020 NE KATSURA ST
009	362996	0430	03/05	408,000	1,650	0	8	2004	3	4,852	N	N	2026 NE KATSURA ST
009	362996	0330	02/05	379,990	1,650	0	8	2004	3	2,053	N	N	1926 NE KATSURA ST
009	362996	0190	01/05	363,990	1,650	0	8	2004	3	2,090	N	N	1924 NE KINCAID WALK
009	363007	0200	09/06	470,000	1,700	0	8	2006	3	2,428	N	N	1725 27TH LN NE
009	363007	0170	08/06	432,498	1,700	0	8	2005	3	2,935	N	N	1753 27TH LN NE
009	363006	0160	08/06	398,390	1,700	0	8	2006	3	2,520	N	N	1741 25TH WALK NE
009	363006	0200	08/06	424,990	1,700	0	8	2006	3	3,235	N	N	1748 25TH WALK NE
009	363006	0140	07/06	409,990	1,700	0	8	2006	3	2,574	N	N	1769 25TH WALK NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363006	0100	06/06	419,990	1,700	0	8	2005	3	2,429	N	N	1732 25TH AVE NE
009	363006	0070	05/06	459,990	1,700	0	8	2005	3	2,383	N	N	1774 25TH AVE NE
009	363003	0030	09/05	430,000	1,700	0	8	2005	3	3,150	N	N	2483 NE LAURELWOOD LN
009	363003	0110	08/05	339,300	1,700	0	8	2005	3	3,150	N	N	2489 NE LAURELCREST LN
009	363003	0060	07/05	339,300	1,700	0	8	2005	3	3,150	N	N	2484 NE LARCHWOOD LN
009	363003	0090	07/05	339,300	1,700	0	8	2005	3	4,050	N	N	2495 NE LAURELCREST LN
009	363003	0080	05/05	339,300	1,700	0	8	2005	3	4,050	N	N	2496 NE LAURELWOOD LN
009	362996	0350	01/05	384,990	1,700	0	8	2004	3	3,785	N	N	1938 NE KATSURA ST
009	362979	0160	05/05	372,500	1,710	0	8	1999	3	3,469	N	N	1421 NE IRIS ST
009	362979	0200	09/05	448,000	1,720	0	8	1999	3	3,502	N	N	1481 NE IRIS ST
009	363015	0030	09/05	346,298	1,730	0	8	2005	3	3,478	N	N	2520 KIRKWOOD PL N
009	363015	0240	08/05	346,135	1,730	0	8	2005	3	2,844	N	N	1902 25TH AVE NE
009	362975	0130	08/06	477,500	1,740	0	8	2000	3	5,075	N	N	1166 NE LAUREL CT
009	362987	0200	06/06	505,000	1,740	0	8	2000	3	3,082	N	N	2001 NE KELSEY LN
009	362975	0170	12/05	424,950	1,740	0	8	2000	3	4,612	N	N	1118 NE LAUREL CT
009	363003	0230	05/05	339,300	1,740	0	8	2005	3	3,976	N	N	2547 LONGMIRE CT NE
009	363003	0280	03/05	339,300	1,740	0	8	2005	3	3,456	N	N	2542 LONGMIRE CT NE
009	363003	0330	03/05	339,300	1,740	0	8	2005	3	3,840	N	N	2530 LARCHMOUNT DR NE
009	363007	0210	09/07	435,990	1,760	0	8	2006	3	3,327	N	N	2700 NE JULEP ST
009	363007	0140	03/06	450,295	1,760	0	8	2005	3	3,194	N	N	1789 27TH LN NE
009	363006	0180	03/06	439,990	1,760	0	8	2005	3	3,035	N	N	1798 25TH AVE NE
009	363007	0130	02/06	455,990	1,760	0	8	2005	3	3,999	N	N	1795 27TH LN NE
009	363015	0040	09/05	346,300	1,770	0	8	2005	3	3,920	N	N	2510 25TH AVE NE
009	363015	0280	08/05	342,300	1,770	0	8	2005	3	2,520	N	N	1958 25TH AVE NE
009	363015	0260	07/05	346,300	1,770	0	8	2005	3	2,520	N	N	1930 25TH AVE NE
009	363003	0350	06/07	535,000	1,780	0	8	2004	3	3,603	N	N	2526 LARCHMOUNT DR NE
009	363003	0420	12/05	413,500	1,780	0	8	2004	3	3,562	N	N	2510 LARCHMOUNT DR NE
009	363003	0300	01/05	345,000	1,780	0	8	2004	3	3,109	N	N	2536 LONGMIRE CT NE
009	363003	0310	01/05	354,911	1,780	0	8	2004	3	4,023	N	N	2534 LONGMIRE CT NE
009	363003	0010	08/06	520,000	1,790	0	8	2005	3	4,038	N	N	2499 NE LAURELWOOD LN

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363015	0270	11/07	478,000	1,830	0	8	2005	3	2,520	N	N	1944 25TH AVE NE
009	363015	0250	08/07	525,000	1,830	0	8	2005	3	2,861	N	N	1916 25TH AVE NE
009	363015	0020	09/05	449,950	1,830	0	8	2005	3	3,555	N	N	2010 25TH AVE NE
009	363015	0250	08/05	344,825	1,830	0	8	2005	3	2,861	N	N	1916 25TH AVE NE
009	363015	0300	08/05	346,270	1,830	0	8	2005	3	2,861	N	N	1986 25TH AVE NE
009	363015	0010	08/05	346,095	1,830	0	8	2005	3	3,314	N	N	2000 25TH AVE NE
009	363015	0270	06/05	346,270	1,830	0	8	2005	3	2,520	N	N	1944 25TH AVE NE
009	362983	0060	01/05	435,000	1,850	660	8	1999	3	3,122	N	N	1518 NE JADE ST
009	362987	0210	09/07	550,950	1,870	0	8	2000	3	3,082	N	N	1989 NE KELSEY LN
009	362979	0270	07/07	550,000	1,870	0	8	1999	3	3,392	N	N	1795 14TH AVE NE
009	362987	0140	09/06	526,000	1,870	0	8	2001	3	3,075	N	N	1976 NE KELSEY LN
009	362987	0210	06/06	514,900	1,870	0	8	2000	3	3,082	N	N	1989 NE KELSEY LN
009	362979	0250	05/06	529,950	1,870	0	8	1999	3	3,320	N	N	1771 15TH AVE NE
009	362987	0140	08/05	449,950	1,870	0	8	2001	3	3,075	N	N	1976 NE KELSEY LN
009	363003	0050	08/05	366,850	1,880	0	8	2005	3	3,960	N	N	2482 NE LAURELWOOD LN
009	362987	0040	11/05	447,000	1,910	0	8	2001	3	3,485	N	N	2057 NE KATSURA ST
009	362987	0240	07/05	457,450	1,910	0	8	2000	3	4,681	N	N	1953 NE KELSEY LN
009	363011	0460	07/07	599,500	1,920	0	8	2005	3	4,323	N	N	3089 NE MARQUETTE WAY
009	363011	0590	03/07	595,000	1,920	0	8	2005	3	3,741	N	N	3171 NE MARQUETTE WAY
009	363011	0430	12/06	538,000	1,920	0	8	2005	3	3,841	N	N	3043 NE MARQUETTE WAY
009	363011	0700	08/06	525,000	1,920	0	8	2005	3	3,741	N	N	3190 NE MAGNOLIA ST
009	362997	1200	05/06	524,950	1,920	0	8	2005	3	4,065	N	N	2496 30TH AVE NE
009	362997	1090	10/05	460,000	1,920	0	8	2004	3	4,140	N	N	2366 30TH AVE NE
009	363011	0380	08/05	430,488	1,920	0	8	2005	3	3,841	N	N	2955 NE MARQUETTE WAY
009	363011	0540	07/05	398,793	1,920	0	8	2005	3	3,723	N	N	2950 NE MAGNOLIA ST
009	363011	0430	07/05	406,656	1,920	0	8	2005	3	3,841	N	N	3043 NE MARQUETTE WAY
009	363011	0460	07/05	429,454	1,920	0	8	2005	3	4,323	N	N	3089 NE MARQUETTE WAY
009	363011	0510	07/05	387,142	1,920	0	8	2005	3	3,867	N	N	3020 NE MAGNOLIA ST
009	363011	0590	06/05	394,004	1,920	0	8	2005	3	3,741	N	N	3171 NE MARQUETTE WAY
009	363011	0740	06/05	399,839	1,920	0	8	2005	3	4,396	N	N	3110 NE MAGNOLIA ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363011	0620	05/05	394,800	1,920	0	8	2005	3	3,741	N	N	3223 NE MARQUETTE WAY
009	363011	0700	05/05	400,481	1,920	0	8	2005	3	3,741	N	N	3190 NE MAGNOLIA ST
009	363011	0650	05/05	377,117	1,920	0	8	2005	3	4,396	N	N	3293 NE MARQUETTE WAY
009	362997	0900	02/05	377,706	1,920	0	8	2005	3	4,095	N	N	2801 NE MULBERRY ST
009	362997	1200	02/05	414,950	1,920	0	8	2005	3	4,065	N	N	2496 30TH AVE NE
009	362997	0850	01/05	350,460	1,920	0	8	2005	3	3,640	N	N	2679 NE MULBERRY ST
009	362987	0120	04/06	485,000	1,940	0	8	2001	3	4,260	N	N	2011 NE KENILWORTH LN
009	362983	0080	05/05	493,999	1,940	660	8	1999	3	2,990	N	N	1542 NE JADE ST
009	362987	0300	03/05	418,000	1,940	0	8	2000	3	3,675	N	N	1962 NE KILLIAN LN
009	363003	0530	09/06	524,950	1,950	0	8	2004	3	3,673	N	N	2055 NE LARCHMOUNT ST
009	363003	0370	01/06	510,000	1,970	0	8	2004	3	3,734	N	N	2522 LARCHMOUNT DR NE
009	363003	0370	01/05	384,903	1,970	0	8	2004	3	3,734	N	N	2522 LARCHMOUNT DR NE
009	363003	0260	05/05	366,850	1,980	0	8	2005	3	4,029	N	N	2548 LONGMIRE CT NE
009	363003	0210	04/05	366,850	1,980	0	8	2005	3	5,473	N	N	2541 LONGMIRE CT NE
009	363006	0130	09/06	509,990	2,040	0	8	2006	3	2,955	N	N	1785 25TH WALK NE
009	363006	0190	09/06	511,068	2,040	0	8	2006	3	3,246	N	N	1772 25TH WALK NE
009	363006	0090	07/06	519,990	2,040	0	8	2005	3	2,947	N	N	1746 25TH AVE NE
009	363006	0060	05/06	529,990	2,040	0	8	2005	3	2,941	N	N	1788 25TH AVE NE
009	363003	0120	08/05	366,850	2,060	0	8	2005	3	4,320	N	N	2485 NE LAURELCREST LN
009	363003	0040	07/05	366,850	2,060	0	8	2005	3	3,960	N	N	2481 NE LAURELWOOD LN
009	363003	0070	06/05	366,850	2,060	0	8	2005	3	3,600	N	N	2492 NE LARCHWOOD LN
009	363007	0160	11/06	519,990	2,080	0	8	2006	3	2,935	N	N	1761 27TH LN NE
009	363006	0150	10/06	509,990	2,080	0	8	2006	3	2,625	N	N	1755 25TH WALK NE
009	363006	0110	10/06	482,990	2,080	0	8	2006	3	2,924	N	N	1718 25TH AVE NE
009	363007	0180	10/06	493,187	2,080	0	8	2006	3	2,935	N	N	1747 27TH LN NE
009	363007	0190	09/06	494,990	2,080	0	8	2006	3	2,666	N	N	1733 27TH LN NE
009	363006	0210	09/06	479,990	2,080	0	8	2006	3	2,959	N	N	1722 25TH WALK NE
009	363007	0150	08/06	477,990	2,080	0	8	2006	3	2,992	N	N	1781 27TH LN NE
009	363006	0080	08/06	519,990	2,080	0	8	2005	3	2,700	N	N	1760 25TH AVE NE
009	362987	0130	06/05	442,000	2,100	0	8	2001	3	4,656	N	N	1964 NE KELSEY LN

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	362997	1210	01/07	580,000	2,120	0	8	2005	3	4,272	N	N	2497 31ST AVE NE
009	362997	1150	08/06	520,000	2,120	0	8	2004	3	3,720	N	N	2444 30TH AVE NE
009	362983	0270	06/06	640,000	2,120	730	8	1999	3	3,837	N	N	1506 NE IRIS ST
009	362979	0330	05/06	545,000	2,120	0	8	1999	3	3,703	N	N	1750 14TH AVE NE
009	362979	0170	10/05	455,000	2,120	0	8	1999	3	3,477	N	N	1435 NE IRIS ST
009	363011	0640	08/05	487,900	2,120	0	8	2005	3	3,741	N	N	3285 NE MARQUETTE WAY
009	363011	0390	08/05	408,723	2,120	0	8	2005	3	3,841	N	N	2971 NE MARQUETTE WAY
009	363011	0490	08/05	452,500	2,120	0	8	2005	3	3,641	N	N	3060 NE MAGNOLIA ST
009	363011	0550	07/05	415,440	2,120	0	8	2005	3	3,885	N	N	2930 NE MAGNOLIA ST
009	363011	0520	07/05	388,460	2,120	0	8	2005	3	3,860	N	N	2990 NE MAGNOLIA ST
009	363011	0450	07/05	389,200	2,120	0	8	2005	3	6,841	N	N	3067 NE MARQUETTE WAY
009	362997	1210	06/05	470,000	2,120	0	8	2005	3	4,272	N	N	2497 31ST AVE NE
009	362997	1150	06/05	443,500	2,120	0	8	2004	3	3,720	N	N	2444 30TH AVE NE
009	363011	0600	06/05	367,215	2,120	0	8	2005	3	3,741	N	N	3185 NE MARQUETTE WAY
009	363011	0710	05/05	372,171	2,120	0	8	2005	3	3,741	N	N	3172 NE MAGNOLIA ST
009	363011	0670	04/05	380,383	2,120	0	8	2005	3	3,741	N	N	3262 NE MAGNOLIA ST
009	362997	0870	02/05	363,960	2,120	0	8	2005	3	3,640	N	N	2737 NE MULBERRY ST
009	362997	0830	01/05	377,366	2,120	0	8	2005	3	3,640	N	N	2613 NE MULBERRY ST
009	363011	0680	05/05	376,492	2,130	0	8	2005	3	3,741	N	N	3210 NE MAGNOLIA ST
009	363011	0370	08/05	421,898	2,140	0	8	2005	3	3,821	N	N	2933 NE MARQUETTE WAY
009	362987	0280	12/06	528,500	2,150	0	8	2000	3	3,075	N	N	1938 NE KILLIAN LN
009	362987	0100	02/06	519,500	2,150	0	8	2001	3	3,075	N	N	2035 NE KENILWORTH LN
009	362979	0140	05/07	625,000	2,160	0	8	1999	3	4,409	N	N	1685 14TH AVE NE
009	362997	1130	07/05	446,200	2,170	0	8	2004	3	3,720	N	N	2426 30TH AVE NE
009	362979	0300	06/05	423,000	2,170	0	8	1999	3	3,200	N	N	1727 14TH AVE NE
009	362997	0840	01/05	376,826	2,170	0	8	2005	3	3,640	N	N	2645 NE MULBERRY ST
009	362979	0220	05/06	540,000	2,180	0	8	1999	3	3,559	N	N	1705 15TH AVE NE
009	363011	0480	12/07	583,000	2,190	0	8	2005	3	3,641	N	N	3080 NE MAGNOLIA ST
009	362976	0230	12/05	520,000	2,190	0	8	2003	3	4,564	N	N	1783 12TH AVE NE
009	363011	0440	07/05	423,387	2,190	0	8	2005	3	3,841	N	N	3055 NE MARQUETTE WAY

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363011	0480	06/05	432,639	2,190	0	8	2005	3	3,641	N	N	3080 NE MAGNOLIA ST
009	363011	0610	05/05	394,388	2,190	0	8	2005	3	3,741	N	N	3193 NE MARQUETTE WAY
009	362997	0810	04/05	439,950	2,190	0	8	2005	3	3,640	N	N	2547 NE MULBERRY ST
009	362997	0910	02/05	392,516	2,190	0	8	2005	3	4,459	N	N	2384 29TH PL NE
009	362997	1100	02/05	432,950	2,190	0	8	2005	3	4,600	N	N	2378 30TH AVE NE
009	362997	0880	02/05	369,800	2,190	0	8	2005	3	3,640	N	N	2761 NE MULBERRY ST
009	362976	0210	06/07	565,000	2,210	0	8	2002	3	3,779	N	N	1771 12TH AVE NE
009	362976	0240	06/07	573,625	2,230	0	8	2002	3	5,500	N	N	1736 12TH AVE NE
009	362976	0280	06/05	541,500	2,240	0	8	2002	3	4,950	N	N	1760 12TH AVE NE
009	363011	0410	10/07	587,000	2,260	0	8	2005	3	4,321	N	N	2995 NE MARQUETTE WAY
009	363011	0410	08/05	445,270	2,260	0	8	2005	3	4,321	N	N	2995 NE MARQUETTE WAY
009	363011	0530	07/05	439,129	2,260	0	8	2005	3	3,649	N	N	2970 NE MAGNOLIA ST
009	363011	0570	06/05	404,987	2,260	0	8	2005	3	4,396	N	N	3131 NE MARQUETTE WAY
009	363011	0730	06/05	425,566	2,260	0	8	2005	3	3,741	N	N	3126 NE MAGNOLIA ST
009	363003	0250	04/07	635,000	2,310	0	8	2005	3	4,667	N	N	2552 LONGMIRE CT NE
009	363003	0240	05/05	403,483	2,310	0	8	2005	3	4,227	N	N	2551 LONGMIRE CT NE
009	363003	0250	04/05	412,960	2,310	0	8	2005	3	4,667	N	N	2552 LONGMIRE CT NE
009	363003	0320	03/05	413,448	2,310	0	8	2005	3	4,147	N	N	2532 LARCHMOUNT DR NE
009	363003	0270	03/05	403,415	2,310	0	8	2005	3	3,945	N	N	2544 LONGMIRE CT NE
009	363003	0290	03/05	413,400	2,310	0	8	2005	3	3,866	N	N	2540 LONGMIRE CT NE
009	363003	0340	02/05	408,310	2,310	0	8	2005	3	4,649	N	N	2528 LARCHMOUNT DR NE
009	363003	0390	02/05	390,299	2,310	0	8	2005	3	5,177	N	N	2518 LARCHMOUNT DR NE
009	363003	0380	01/05	401,887	2,310	0	8	2005	3	4,984	N	N	2520 LARCHMOUNT DR NE
009	363003	0400	01/05	405,210	2,310	0	8	2005	3	3,831	N	N	2516 LARCHMOUNT DR NE
009	362983	0020	05/05	495,000	2,380	0	8	1999	3	3,770	N	N	1515 NE JONQUIL LN
009	362997	1180	03/06	525,000	2,390	0	8	2005	3	3,627	N	N	2476 30TH AVE NE
009	362997	1220	02/06	558,000	2,390	0	8	2005	3	3,627	N	N	2485 31ST AVE NE
009	363011	0560	08/05	481,862	2,390	0	8	2005	3	4,114	N	N	2910 NE MAGNOLIA ST
009	362997	1220	06/05	485,000	2,390	0	8	2005	3	3,627	N	N	2485 31ST AVE NE
009	363011	0470	06/05	447,234	2,390	0	8	2005	3	4,098	N	N	3090 NE MAGNOLIA ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363011	0720	05/05	412,662	2,390	0	8	2005	3	3,741	N	N	3150 NE MAGNOLIA ST
009	363011	0630	05/05	397,619	2,390	0	8	2005	3	3,741	N	N	3261 NE MARQUETTE WAY
009	363011	0690	04/05	416,307	2,390	0	8	2005	3	3,741	N	N	3196 NE MAGNOLIA ST
009	362997	0890	02/05	393,539	2,390	0	8	2005	3	3,640	N	N	2785 NE MULBERRY ST
009	362997	0860	01/05	409,223	2,390	0	8	2005	3	3,640	N	N	2711 NE MULBERRY ST
009	362997	0820	01/05	380,070	2,390	0	8	2005	3	3,640	N	N	2579 NE MULBERRY ST
009	362997	0010	08/05	453,978	2,400	0	8	2005	3	5,600	N	N	3009 NE MULBERRY ST
009	363011	0400	08/05	444,580	2,400	0	8	2005	3	3,841	N	N	2987 NE MARQUETTE WAY
009	363011	0420	07/05	457,296	2,400	0	8	2005	3	4,225	N	N	3021 NE MARQUETTE WAY
009	363011	0500	06/05	449,463	2,400	0	8	2005	3	3,641	N	N	3040 NE MAGNOLIA ST
009	363011	0580	06/05	408,554	2,400	0	8	2005	3	3,741	N	N	3151 NE MARQUETTE WAY
009	363011	0660	04/05	412,220	2,400	0	8	2005	3	4,396	N	N	3288 NE MAGNOLIA ST
009	363011	0320	12/05	485,000	2,860	0	8	2006	3	4,037	Y	N	2582 29TH AVE NE
009	363011	0330	04/06	525,278	2,900	0	8	2006	3	3,120	Y	N	2478 29TH AVE NE
009	363011	0350	12/05	490,000	2,900	0	8	2005	3	3,840	Y	N	2528 29TH AVE NE
009	363011	0360	10/05	515,262	2,980	0	8	2005	3	5,809	Y	N	2510 29TH AVE NE
009	363011	0340	06/06	527,858	3,010	0	8	2006	3	3,120	Y	N	2546 29TH AVE NE
009	363024	0030	12/07	575,000	1,600	360	9	2007	3	1,168	N	N	1129 NE HIGH ST
009	363024	0020	08/07	575,000	1,600	360	9	2007	3	1,168	N	N	1117 NE HIGH ST
009	363012	0240	04/07	554,800	1,620	0	9	2007	3	4,935	N	N	2581 22ND AVE NE
009	363012	0380	05/07	549,800	1,670	0	9	2007	3	3,507	N	N	2616 20TH AVE NE
009	363012	0090	07/06	449,800	1,670	0	9	2006	3	3,752	N	N	2050 NE NELSON LN
009	363012	0320	06/06	528,000	1,670	0	9	2005	3	4,049	N	N	2586 NE NATALIE WAY
009	363012	0050	04/06	505,000	1,670	0	9	2005	3	4,008	N	N	2114 NE NELSON LN
009	363012	0050	12/05	447,800	1,670	0	9	2005	3	4,008	N	N	2114 NE NELSON LN
009	363012	0180	12/05	454,800	1,670	0	9	2005	3	3,696	N	N	2117 NE NATALIE WAY
009	363024	0120	10/07	625,000	1,700	380	9	2007	3	1,554	N	N	1150 NE PARK DR
009	363024	0130	09/07	625,000	1,700	380	9	2007	3	1,554	N	N	1138 NE PARK DR
009	363024	0110	11/07	633,138	1,710	400	9	2007	3	1,285	N	N	1162 NE PARK DR
009	363024	0150	08/07	605,000	1,710	400	9	2007	3	1,286	N	N	1114 NE PARK DR

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363024	0160	09/07	662,995	1,740	380	9	2007	3	1,528	N	N	1102 NE PARK DR
009	363024	0090	09/07	652,500	1,740	380	9	2007	3	1,528	N	N	1186 NE PARK DR
009	362991	0690	11/05	577,950	1,780	0	9	2005	3	3,200	N	N	2075 31ST LN NE
009	362991	0710	02/05	380,000	1,860	0	9	2005	3	3,200	N	N	2035 31ST LN NE
009	363013	0140	05/07	555,000	1,890	0	9	2006	3	3,708	N	N	2557 NE PARK DR
009	363013	0070	11/06	573,936	1,890	0	9	2006	3	3,666	N	N	2600 NE PARK DR
009	363013	0040	08/06	552,093	1,890	0	9	2006	3	3,150	N	N	2588 NE PARK DR
009	363013	0030	08/06	539,950	1,890	0	9	2006	3	3,280	N	N	2586 NE PARK DR
009	363013	0110	07/06	538,601	1,890	0	9	2006	3	2,967	N	N	2668 NE PARK DR
009	363013	0100	07/06	530,607	1,890	0	9	2006	3	3,632	N	N	2654 NE PARK DR
009	363013	0190	07/06	540,000	1,890	0	9	2006	3	2,772	N	N	2587 NE PARK DR
009	363013	0290	06/06	522,755	1,890	0	9	2006	3	2,949	N	N	2687 NE PARK DR
009	363013	0250	06/06	538,950	1,890	0	9	2006	3	2,932	N	N	2643 NE PARK DR
009	363013	0280	06/06	523,050	1,890	0	9	2006	3	3,215	N	N	2671 NE PARK DR
009	363013	0180	01/06	489,209	1,890	0	9	2006	3	2,657	N	N	2581 NE PARK DR
009	363013	0150	11/05	495,950	1,890	0	9	2006	3	2,987	N	N	2563 NE PARK DR
009	363013	0140	11/05	503,803	1,890	0	9	2006	3	3,708	N	N	2557 NE PARK DR
009	362991	0700	07/05	471,950	1,890	0	9	2005	3	3,200	N	N	2055 31ST LN NE
009	363013	0260	07/07	615,000	1,910	0	9	2006	3	2,932	N	N	2655 NE PARK DR
009	363013	0270	03/07	599,950	1,910	0	9	2006	3	2,772	N	N	2663 NE PARK DR
009	363013	0170	01/07	569,500	1,910	0	9	2006	3	2,765	N	N	2575 NE PARK DR
009	363013	0210	11/06	645,000	1,910	0	9	2006	3	2,671	N	N	2599 NE PARK DR
009	363013	0010	09/06	649,124	1,910	0	9	2006	3	4,363	N	N	2562 NE PARK DR
009	363013	0020	09/06	559,950	1,910	0	9	2006	3	3,495	N	N	2574 NE PARK DR
009	363013	0200	09/06	649,950	1,910	0	9	2006	3	2,772	N	N	2593 NE PARK DR
009	363013	0050	08/06	579,588	1,910	0	9	2006	3	4,305	N	N	2592 NE PARK DR
009	363013	0060	08/06	549,950	1,910	0	9	2006	3	3,828	N	N	2598 NE PARK DR
009	363013	0080	07/06	544,950	1,910	0	9	2006	3	3,291	N	N	2626 NE PARK DR
009	363013	0090	07/06	544,950	1,910	0	9	2006	3	3,150	N	N	2640 NE PARK DR
009	363013	0130	06/06	598,634	1,910	0	9	2006	3	5,125	N	N	2698 NE PARK DR

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363013	0120	06/06	546,956	1,910	0	9	2006	3	3,125	N	N	2682 NE PARK DR
009	363013	0260	05/06	551,177	1,910	0	9	2006	3	2,932	N	N	2655 NE PARK DR
009	363013	0270	05/06	566,964	1,910	0	9	2006	3	2,772	N	N	2663 NE PARK DR
009	362991	0760	05/06	637,950	1,910	0	9	2006	3	3,244	N	N	2031 32ND AVE NE
009	363013	0220	03/06	629,950	1,910	0	9	2006	3	3,163	N	N	2609 NE PARK DR
009	363013	0230	03/06	590,638	1,910	0	9	2006	3	2,819	N	N	2621 NE PARK DR
009	363013	0170	01/06	519,950	1,910	0	9	2006	3	2,765	N	N	2575 NE PARK DR
009	363013	0160	01/06	519,950	1,910	0	9	2006	3	2,744	N	N	2569 NE PARK DR
009	362991	0730	03/07	590,000	1,930	0	9	2003	3	4,057	N	N	2011 31ST LN NE
009	362991	0730	11/05	559,950	1,930	0	9	2003	3	4,057	N	N	2011 31ST LN NE
009	362980	0120	07/07	609,000	2,010	0	9	1999	3	3,968	N	N	1411 NE KATSURA ST
009	362991	0550	07/07	610,000	2,010	0	9	2005	3	3,000	N	N	2074 30TH LN NE
009	362991	0680	12/06	621,950	2,010	0	9	2005	3	3,632	N	N	2091 31ST LN NE
009	362980	0250	11/06	545,000	2,010	0	9	2000	3	6,883	N	N	1990 14TH CT NE
009	362980	0350	11/05	442,500	2,010	0	9	1999	3	3,349	N	N	1422 NE KATSURA ST
009	362991	0680	11/05	583,550	2,010	0	9	2005	3	3,632	N	N	2091 31ST LN NE
009	362991	0550	08/05	521,950	2,010	0	9	2005	3	3,000	N	N	2074 30TH LN NE
009	362980	0250	08/05	455,000	2,010	0	9	2000	3	6,883	N	N	1990 14TH CT NE
009	362980	0280	05/05	440,000	2,010	0	9	2000	3	3,328	N	N	1966 14TH CT NE
009	362980	0080	04/05	439,950	2,010	0	9	1999	3	3,464	N	N	1435 NE KATSURA ST
009	362991	0640	07/06	550,000	2,020	0	9	2003	3	3,200	N	N	2163 31ST LN NE
009	362991	0620	08/07	619,950	2,040	0	9	2003	3	4,877	N	N	2199 31ST LN NE
009	362991	0620	08/06	580,000	2,040	0	9	2003	3	4,877	N	N	2199 31ST LN NE
009	362991	0800	06/06	579,000	2,040	0	9	2003	3	4,473	N	N	2103 32ND AVE NE
009	362991	0660	10/05	489,950	2,040	0	9	2004	3	3,200	N	N	2127 31ST LN NE
009	362991	0540	07/05	520,000	2,040	0	9	2005	3	3,000	N	N	2056 30TH LN NE
009	362991	0230	04/07	623,358	2,050	0	9	2004	3	4,627	N	N	3087 NE LARKSPUR LN
009	362991	0290	03/07	640,000	2,050	0	9	2004	3	4,339	N	N	2008 32ND AVE NE
009	362991	0840	01/05	429,807	2,050	0	9	2004	3	3,280	N	N	2157 32ND AVE NE
009	362980	0170	10/07	550,000	2,080	0	9	2000	3	3,851	N	N	1917 14TH CT NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	362980	0090	09/06	508,000	2,080	0	9	1999	3	4,290	N	N	1429 NE KATSURA ST
009	362991	0790	04/06	606,560	2,090	0	9	2006	3	4,132	N	N	2073 32ND AVE NE
009	362980	0130	09/05	451,000	2,100	0	9	1999	3	4,691	N	N	1405 NE KATSURA ST
009	362991	0470	01/05	454,170	2,110	0	9	2004	3	3,870	N	N	3110 NE LOGAN ST
009	362993	0130	06/06	620,000	2,120	0	9	2003	3	4,778	N	N	2324 29TH AVE NE
009	362980	0160	11/05	454,500	2,150	0	9	2000	3	4,105	N	N	1905 14TH CT NE
009	362980	0160	03/05	405,000	2,150	0	9	2000	3	4,105	N	N	1905 14TH CT NE
009	362980	0300	03/05	404,990	2,150	0	9	2000	3	3,780	N	N	1942 14TH CT NE
009	362980	0140	05/07	565,500	2,160	0	9	1999	3	6,246	N	N	1385 NE KATSURA ST
009	362980	0140	11/05	443,500	2,160	0	9	1999	3	6,246	N	N	1385 NE KATSURA ST
009	362991	0560	07/05	448,000	2,160	0	9	2005	3	4,250	N	N	2092 30TH LN NE
009	362991	0740	04/05	442,950	2,160	0	9	2005	3	4,130	N	N	2005 32ND AVE NE
009	362992	0600	04/07	610,000	2,170	0	9	2003	3	5,000	N	N	1778 26TH AVE NE
009	362992	1484	03/07	602,000	2,170	0	9	2004	3	3,870	N	N	1861 30TH AVE NE
009	363017	0020	05/07	641,950	2,180	0	9	2006	3	5,030	N	N	2377 23RD LN NE
009	363017	0060	01/07	641,900	2,180	0	9	2006	3	5,416	N	N	2317 23RD LN NE
009	362992	1482	06/07	620,000	2,200	0	9	2004	3	3,420	N	N	1875 30TH AVE NE
009	362992	1486	05/07	620,000	2,200	0	9	2004	3	3,420	N	N	1847 30TH AVE NE
009	362992	1482	04/06	595,000	2,200	0	9	2004	3	3,420	N	N	1875 30TH AVE NE
009	362992	1470	04/05	459,000	2,200	0	9	2004	3	4,303	N	N	1833 30TH AVE NE
009	362991	0410	01/05	466,550	2,200	0	9	2005	3	3,589	N	N	2176 32ND AVE NE
009	362991	0430	04/05	493,911	2,220	0	9	2005	3	5,820	N	N	3210 NE LOGAN ST
009	363012	0440	08/07	609,000	2,230	0	9	2006	3	3,640	N	N	2086 NE NOBLE ST
009	363012	0440	11/06	556,800	2,230	0	9	2006	3	3,640	N	N	2086 NE NOBLE ST
009	362998	0640	08/05	525,000	2,230	0	9	2005	3	4,755	N	N	3479 NE MONTEREY LN
009	362991	0180	09/06	560,000	2,250	0	9	2005	3	5,518	N	N	2025 29TH LN NE
009	362991	0510	04/05	474,926	2,250	0	9	2005	3	5,138	N	N	3010 NE LOGAN ST
009	362991	0180	03/05	480,950	2,250	0	9	2005	3	5,518	N	N	2025 29TH LN NE
009	363012	0360	07/07	591,800	2,260	0	9	2007	3	3,889	N	N	2646 20TH AVE NE
009	363012	0260	07/07	596,800	2,260	0	9	2007	3	4,225	N	N	2615 22ND AVE NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363012	0300	06/07	626,800	2,260	0	9	2007	3	3,626	N	N	2166 NE NATALIE WAY
009	363012	0350	02/07	616,000	2,260	0	9	2007	3	3,889	N	N	2073 NE NOBLE ST
009	363012	0230	02/07	609,000	2,260	0	9	2007	3	5,414	N	N	2197 NE NATALIE WAY
009	363012	0500	12/06	584,800	2,260	0	9	2006	3	4,541	N	N	2188 NE NOBLE ST
009	363012	0420	11/06	574,213	2,260	0	9	2006	3	3,640	N	N	2054 NE NOBLE ST
009	362993	0200	10/07	590,000	2,270	0	9	2003	3	3,640	N	N	2894 NE LOGAN ST
009	363012	0120	05/07	605,000	2,270	0	9	2006	3	4,731	N	N	2021 NE NATALIE WAY
009	363012	0590	09/06	535,138	2,270	0	9	2006	3	3,444	N	N	2039 NE NEWTON LN
009	363012	0200	08/06	489,800	2,270	0	9	2006	3	3,740	N	N	2149 NE NATALIE WAY
009	363012	0010	06/06	497,800	2,270	0	9	2006	3	5,775	N	N	2178 NE NELSON LN
009	363012	0120	05/06	496,800	2,270	0	9	2006	3	4,731	N	N	2021 NE NATALIE WAY
009	363012	0150	05/06	478,800	2,270	0	9	2006	3	3,570	N	N	2069 NE NATALIE WAY
009	363012	0070	05/06	479,800	2,270	0	9	2006	3	3,752	N	N	2082 NE NELSON LN
009	362991	0630	03/05	450,000	2,270	0	9	2003	3	3,200	N	N	2181 31ST LN NE
009	363017	0030	05/07	645,450	2,280	0	9	2006	3	4,740	N	N	2359 23RD LN NE
009	363017	0050	02/07	646,900	2,280	0	9	2006	3	6,687	N	N	2339 23RD LN NE
009	362991	0770	04/06	628,950	2,280	0	9	2006	3	3,244	N	N	2045 32ND AVE NE
009	363012	0280	08/07	652,732	2,290	0	9	2007	3	3,897	N	N	2175 NE NOBLE ST
009	363012	0370	06/07	619,000	2,290	0	9	2007	3	3,507	N	N	2632 20TH AVE NE
009	363012	0540	05/07	614,000	2,290	0	9	2006	3	3,977	N	N	2125 NE NEWTON LN
009	363012	0430	12/06	574,800	2,290	0	9	2006	3	3,640	N	N	2070 NE NOBLE ST
009	363012	0540	12/06	581,800	2,290	0	9	2006	3	3,977	N	N	2125 NE NEWTON LN
009	363012	0480	12/06	594,800	2,290	0	9	2006	3	3,475	N	N	2154 NE NOBLE ST
009	363012	0520	12/06	590,000	2,290	0	9	2006	3	3,608	N	N	2167 NE NEWTON LN
009	363012	0600	11/06	558,898	2,290	0	9	2006	3	4,389	N	N	2023 NE NEWTON LN
009	363012	0570	10/06	556,800	2,290	0	9	2006	3	3,444	N	N	2071 NE NEWTON LN
009	363012	0330	09/06	605,800	2,290	0	9	2005	3	3,507	N	N	2598 NE NATALIE WAY
009	363012	0450	09/06	569,800	2,290	0	9	2006	3	3,869	N	N	2102 NE NOBLE ST
009	363012	0060	04/06	495,200	2,290	0	9	2006	3	3,752	N	N	2098 NE NELSON LN
009	363012	0100	04/06	484,800	2,290	0	9	2006	3	3,752	N	N	2034 NE NELSON LN

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	362998	0710	03/06	549,900	2,290	0	9	2006	3	4,144	N	N	3433 NE MONTEREY LN
009	362998	0590	02/06	545,900	2,290	0	9	2006	3	4,072	N	N	3451 NE MEADOW WAY
009	363012	0170	01/06	484,800	2,290	0	9	2005	3	3,740	N	N	2101 NE NATALIE WAY
009	362991	0110	03/05	503,203	2,290	0	9	2005	3	5,206	N	N	2107 29TH LN NE
009	362991	0830	05/07	612,000	2,300	0	9	2004	3	3,280	N	N	2143 32ND AVE NE
009	362991	0650	07/06	533,000	2,300	0	9	2004	3	3,200	N	N	2145 31ST LN NE
009	363013	0300	11/06	704,119	2,310	0	9	2006	3	3,777	N	N	2691 NE PARK DR
009	362998	0730	05/06	590,000	2,310	0	9	2006	3	4,741	N	N	3423 NE MONTEREY LN
009	362998	0570	03/06	545,900	2,310	0	9	2006	3	3,919	N	N	3435 NE MEADOW WAY
009	362998	0690	02/06	550,000	2,310	0	9	2006	3	3,830	N	N	3447 NE MONTEREY LN
009	362998	0600	12/05	545,900	2,310	0	9	2006	3	3,919	N	N	3459 NE MEADOW WAY
009	362998	0650	08/05	489,900	2,310	0	9	2005	3	4,076	N	N	3471 NE MONTEREY LN
009	362998	0800	02/05	454,900	2,310	0	9	2005	3	4,000	N	N	3452 NE MARION LN
009	363013	0310	10/06	770,814	2,320	0	9	2006	3	4,565	N	N	2697 NE PARK DR
009	363012	0250	12/07	615,000	2,330	0	9	2007	3	4,501	N	N	2593 22ND AVE NE
009	362998	0630	04/07	650,950	2,330	0	9	2005	3	4,606	N	N	3483 NE MEADOW WAY
009	363012	0220	03/07	580,000	2,330	0	9	2006	3	3,740	N	N	2181 NE NATALIE WAY
009	363012	0030	10/06	494,800	2,330	0	9	2006	3	3,581	N	N	2146 NE NELSON LN
009	363012	0020	08/06	481,800	2,330	0	9	2006	3	3,580	N	N	2162 NE NELSON LN
009	363012	0190	08/06	489,800	2,330	0	9	2006	3	3,995	N	N	2133 NE NATALIE WAY
009	363012	0110	07/06	610,500	2,330	0	9	2006	3	5,171	N	N	2018 NE NELSON LN
009	363012	0140	04/06	475,000	2,330	0	9	2005	3	3,570	N	N	2053 NE NATALIE WAY
009	363012	0080	01/06	469,800	2,330	0	9	2005	3	3,752	N	N	2066 NE NELSON LN
009	362998	0630	01/06	548,000	2,330	0	9	2005	3	4,606	N	N	3483 NE MEADOW WAY
009	362991	0850	12/05	540,000	2,330	0	9	2004	3	4,175	N	N	2171 32ND AVE NE
009	362998	0630	09/05	514,956	2,330	0	9	2005	3	4,606	N	N	3483 NE MEADOW WAY
009	362998	0860	07/05	458,900	2,330	0	9	2005	3	3,920	N	N	3452 NE MADISON WAY
009	362998	0830	04/05	458,900	2,330	0	9	2005	3	4,700	N	N	3470 NE MARION LN
009	362991	0850	03/05	451,072	2,330	0	9	2004	3	4,175	N	N	2171 32ND AVE NE
009	363012	0270	08/07	604,800	2,340	0	9	2007	3	4,258	N	N	2625 22ND AVE NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363012	0310	07/07	631,800	2,340	0	9	2007	3	4,140	N	N	2162 NE NATALIE WAY
009	363012	0290	06/07	622,800	2,340	0	9	2007	3	3,556	N	N	2173 NE NOBLE ST
009	363012	0390	04/07	599,355	2,340	0	9	2007	3	4,049	N	N	2602 20TH AVE NE
009	363012	0490	04/07	582,800	2,340	0	9	2007	3	3,475	N	N	2172 NE NOBLE ST
009	363012	0340	03/07	617,000	2,340	0	9	2007	3	3,507	N	N	2061 NE NOBLE ST
009	363012	0400	03/07	569,800	2,340	0	9	2007	3	4,695	N	N	2022 NE NOBLE ST
009	363012	0460	12/06	592,800	2,340	0	9	2007	3	3,475	N	N	2120 NE NOBLE ST
009	363012	0510	12/06	593,310	2,340	0	9	2006	3	4,907	N	N	2189 NE NEWTON LN
009	363012	0530	12/06	599,800	2,340	0	9	2006	3	3,608	N	N	2145 NE NEWTON LN
009	363012	0580	11/06	530,104	2,340	0	9	2006	3	3,444	N	N	2055 NE NEWTON LN
009	363012	0550	11/06	531,800	2,340	0	9	2006	3	3,854	N	N	2105 NE NEWTON LN
009	362991	0780	04/06	619,950	2,340	0	9	2006	3	3,244	N	N	2059 32ND AVE NE
009	362991	0750	03/06	599,950	2,340	0	9	2006	3	3,244	N	N	2019 32ND AVE NE
009	362980	0220	03/05	439,990	2,360	0	9	2000	3	3,880	N	N	1971 14TH CT NE
009	362991	0570	03/07	625,000	2,370	40	9	2004	3	4,250	N	N	2110 30TH LN NE
009	363012	0560	10/06	554,800	2,390	0	9	2006	3	3,444	N	N	2089 NE NEWTON LN
009	362993	0180	03/06	575,000	2,400	0	9	2003	3	4,466	N	N	2333 29TH AVE NE
009	362998	0740	10/05	600,000	2,400	0	9	2004	3	4,695	N	N	3420 NE MARION LN
009	363012	0160	06/07	626,000	2,410	0	9	2006	3	3,740	N	N	2085 NE NATALIE WAY
009	362992	1340	02/07	660,000	2,410	0	9	2003	3	5,000	N	N	1717 24TH AVE NE
009	363012	0410	11/06	588,415	2,410	0	9	2006	3	3,640	N	N	2038 NE NOBLE ST
009	363012	0210	10/06	595,000	2,410	0	9	2006	3	3,740	N	N	2165 NE NATALIE WAY
009	363012	0040	08/06	503,009	2,410	0	9	2006	3	4,008	N	N	2130 NE NELSON LN
009	362993	0260	07/06	582,500	2,410	0	9	2004	3	3,640	N	N	2832 NE LOGAN ST
009	362993	0210	05/06	582,000	2,410	0	9	2003	3	3,640	N	N	2888 NE LOGAN ST
009	362998	0560	03/06	555,000	2,410	0	9	2006	3	4,063	N	N	3427 NE MEADOW WAY
009	362998	0680	03/06	536,000	2,410	0	9	2006	3	3,533	N	N	3453 NE MONTEREY LN
009	363012	0160	02/06	499,829	2,410	0	9	2006	3	3,740	N	N	2085 NE NATALIE WAY
009	362998	0610	10/05	539,640	2,410	0	9	2005	3	4,068	N	N	3467 NE MEADOW WAY
009	362992	0640	05/05	506,000	2,410	0	9	2003	3	5,000	N	N	1730 26TH AVE NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	362998	0820	03/05	459,900	2,410	0	9	2005	3	4,000	N	N	3462 NE MARION LN
009	362998	0790	01/05	457,900	2,410	0	9	2005	3	4,274	N	N	3448 NE MARION LN
009	362991	0380	08/06	635,000	2,420	0	9	2003	3	3,600	N	N	2134 32ND AVE NE
009	362991	0100	06/06	620,000	2,420	0	9	2005	3	5,866	N	N	2121 29TH LN NE
009	362991	0100	04/05	516,185	2,420	0	9	2005	3	5,866	N	N	2121 29TH LN NE
009	362986	0200	11/07	610,000	2,450	0	9	2002	3	6,121	N	N	1942 16TH CT NE
009	362986	0200	04/05	542,000	2,450	0	9	2002	3	6,121	N	N	1942 16TH CT NE
009	362980	0150	09/07	550,000	2,460	0	9	1999	3	4,071	N	N	1395 NE KATSURA ST
009	363020	0490	06/07	687,950	2,460	0	9	2007	3	3,600	N	N	1476 29TH PL NE
009	362980	0380	05/07	610,000	2,460	0	9	1999	3	3,349	N	N	1446 NE KATSURA ST
009	363020	0560	04/07	699,900	2,460	0	9	2006	3	3,600	N	N	2952 NE DAVIS LOOP
009	363020	0400	04/07	699,900	2,460	0	9	2007	3	4,410	N	N	1450 29TH PL NE
009	363020	0540	03/07	707,863	2,460	0	9	2007	3	4,410	N	N	1496 29TH PL NE
009	362980	0380	09/06	553,000	2,460	0	9	1999	3	3,349	N	N	1446 NE KATSURA ST
009	362998	0840	07/05	492,313	2,460	0	9	2005	3	4,606	N	N	3468 NE MADISON WAY
009	362988	0250	06/05	497,164	2,460	0	9	2005	3	3,784	N	N	2096 30TH AVE NE
009	362980	0380	05/05	449,000	2,460	0	9	1999	3	3,349	N	N	1446 NE KATSURA ST
009	362988	0242	09/07	615,000	2,470	0	9	2004	3	4,272	N	N	2146 30TH AVE NE
009	362998	0540	06/06	575,000	2,470	0	9	2006	3	4,570	N	N	3411 NE MEADOW WAY
009	362998	0670	01/06	569,900	2,470	0	9	2006	3	3,881	N	N	3461 NE MONTEREY LN
009	362988	0252	11/05	657,300	2,470	0	9	2004	3	3,283	N	N	2072 30TH AVE NE
009	362991	0310	05/07	649,000	2,490	0	9	2004	3	3,600	N	N	2034 32ND AVE NE
009	362976	0060	10/06	605,000	2,490	0	9	2003	3	4,050	N	N	1758 11TH AVE NE
009	362976	0080	02/06	570,000	2,490	0	9	2003	3	4,050	N	N	1746 11TH AVE NE
009	362997	0150	02/07	620,000	2,510	0	9	2005	3	5,000	N	N	2426 33RD AVE NE
009	362998	0220	11/05	603,014	2,510	0	9	2005	3	4,400	N	N	2558 35TH AVE NE
009	362997	0090	05/07	626,500	2,520	0	9	2004	3	5,000	N	N	3185 NE MULBERRY ST
009	362997	0220	03/07	639,000	2,520	0	9	2004	3	5,001	N	N	3167 NE MAGNOLIA ST
009	363020	0480	08/07	669,900	2,570	0	9	2007	3	3,600	N	N	1474 29TH PL NE
009	363020	0510	01/07	649,950	2,570	0	9	2007	3	3,600	N	N	1480 29TH PL NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363020	0550	06/07	809,900	2,580	0	9	2006	3	6,123	N	N	2960 NE DAVIS LOOP
009	363020	0410	04/07	705,748	2,580	0	9	2007	3	6,599	N	N	1456 29TH PL NE
009	363017	0010	02/07	691,950	2,580	0	9	2006	3	8,221	N	N	2395 23RD LN NE
009	363017	0040	11/06	710,000	2,580	0	9	2006	3	5,479	N	N	2347 23RD LN NE
009	363017	0070	10/06	679,950	2,580	0	9	2006	3	5,956	N	N	2305 23RD LN NE
009	363004	0020	01/05	509,800	2,580	0	9	2005	3	5,000	N	N	1695 24TH AVE NE
009	362998	0510	01/06	649,900	2,610	0	9	2004	3	4,400	Y	N	2455 34TH AVE NE
009	362998	0100	08/07	712,500	2,620	0	9	2006	3	4,400	N	N	3428 NE MEADOW WAY
009	362998	0020	08/06	690,000	2,620	0	9	2006	3	4,400	Y	N	2519 34TH AVE NE
009	362998	0100	03/06	635,365	2,620	0	9	2006	3	4,400	N	N	3428 NE MEADOW WAY
009	362998	0160	12/05	589,049	2,620	0	9	2006	3	4,400	N	N	3476 NE MEADOW WAY
009	362998	0280	06/05	524,900	2,620	0	9	2005	3	4,400	N	N	2476 35TH AVE NE
009	362993	0110	08/06	651,000	2,640	0	9	2003	3	5,381	N	N	2300 29TH AVE NE
009	362998	0460	07/06	670,900	2,640	0	9	2004	3	5,273	N	N	3407 NE MADISON WAY
009	362998	0290	02/06	630,000	2,640	0	9	2005	3	4,400	N	N	2464 35TH AVE NE
009	362991	0300	06/05	580,000	2,640	0	9	2005	3	3,600	N	N	2022 32ND AVE NE
009	362991	0320	06/05	522,000	2,640	0	9	2005	3	3,600	N	N	2048 32ND AVE NE
009	362991	0220	05/05	519,950	2,640	0	9	2005	3	4,798	N	N	3061 NE LARKSPUR LN
009	362998	0410	01/05	531,510	2,640	0	9	2005	3	5,342	N	N	3443 NE MADISON WAY
009	362976	0020	06/07	677,500	2,650	0	9	2003	3	3,897	N	N	1782 11TH AVE NE
009	362998	0500	02/06	645,000	2,650	0	9	2004	3	4,400	Y	N	2437 34TH AVE NE
009	362998	0500	05/05	605,000	2,650	0	9	2004	3	4,400	Y	N	2437 34TH AVE NE
009	362976	0100	08/07	620,000	2,660	0	9	2003	3	4,050	N	N	1734 11TH AVE NE
009	362991	0170	01/07	715,000	2,660	0	9	2004	3	4,069	N	N	2037 29TH LN NE
009	362992	0860	07/06	605,000	2,660	0	9	2003	3	5,608	N	N	1708 28TH AVE NE
009	362991	0150	03/05	582,500	2,660	0	9	2004	3	4,336	N	N	2059 29TH LN NE
009	363022	0060	11/07	750,000	2,670	880	9	2007	3	4,615	N	N	2548 22ND AVE NE
009	363022	0030	08/07	775,000	2,670	880	9	2007	3	3,756	N	N	2572 22ND CT NE
009	363012	0470	03/07	590,865	2,670	0	9	2007	3	3,475	N	N	2136 NE NOBLE ST
009	362993	0080	06/06	649,000	2,700	0	9	2003	3	4,097	N	N	2869 NE LOGAN ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	362986	0080	10/07	750,000	2,710	450	9	2001	3	7,827	N	N	2037 16TH CT NE
009	362992	0620	03/07	677,000	2,710	0	9	2003	3	5,000	N	N	1754 26TH AVE NE
009	362997	0940	11/05	529,300	2,710	0	9	2005	3	3,811	N	N	2473 30TH AVE NE
009	362992	1330	09/05	620,000	2,710	0	9	2003	3	5,000	N	N	1729 24TH AVE NE
009	362997	0990	08/05	562,000	2,710	0	9	2005	3	3,640	N	N	2421 30TH AVE NE
009	362997	0970	06/05	524,790	2,710	0	9	2005	3	3,640	N	N	2441 30TH AVE NE
009	362991	0040	09/07	690,000	2,770	0	9	2003	3	4,606	N	N	2932 NE LOGAN ST
009	362991	0500	05/05	551,670	2,770	0	9	2005	3	4,382	N	N	3034 NE LOGAN ST
009	362991	0420	02/05	558,549	2,770	0	9	2005	3	6,833	N	N	2190 32ND AVE NE
009	362991	0080	03/07	688,000	2,800	0	9	2004	3	4,142	N	N	2921 NE LOGAN ST
009	362988	0240	09/05	559,950	2,800	0	9	2005	3	4,182	N	N	2178 30TH AVE NE
009	362991	0080	08/05	602,400	2,800	0	9	2004	3	4,142	N	N	2921 NE LOGAN ST
009	363012	0620	08/07	784,137	2,810	0	9	2007	3	5,974	N	N	2548 22ND AVE NE
009	363012	0950	10/06	719,800	2,810	0	9	2006	3	5,250	N	N	2108 NE NEWTON LN
009	363012	0790	10/06	693,800	2,810	0	9	2006	3	5,416	N	N	2569 20TH AVE NE
009	363012	0910	09/06	699,800	2,810	0	9	2006	3	5,024	N	N	2026 NE NEWTON LN
009	363016	0130	11/05	685,026	2,830	0	9	2005	3	6,312	Y	N	1615 24TH AVE NE
009	363022	0020	04/07	770,000	2,840	710	9	2007	3	4,534	N	N	2584 22ND CT NE
009	362986	0040	02/05	549,900	2,840	0	9	2000	3	4,801	N	N	1989 16TH CT NE
009	363016	0100	04/06	729,950	2,850	0	9	2006	3	5,925	Y	N	1635 24TH AVE NE
009	363016	0280	02/06	645,000	2,850	0	9	2006	3	5,000	N	N	1624 24TH AVE NE
009	363016	0170	02/06	681,607	2,850	0	9	2006	3	5,000	Y	N	1577 24TH AVE NE
009	363016	0250	01/06	640,851	2,850	0	9	2006	3	5,000	N	N	1596 24TH AVE NE
009	363018	0060	11/06	740,000	2,860	0	9	2006	3	5,000	Y	N	1549 24TH AVE NE
009	362988	0254	11/05	589,463	2,860	0	9	2005	3	3,284	N	N	2048 30TH AVE NE
009	362988	0244	09/05	564,950	2,860	0	9	2005	3	4,557	N	N	2114 30TH AVE NE
009	362998	0400	09/07	725,000	2,870	0	9	2004	3	4,682	N	N	3449 NE MADISON WAY
009	362998	0250	02/07	737,000	2,870	0	9	2005	3	4,400	N	N	2516 35TH AVE NE
009	362998	0030	08/06	769,718	2,870	0	9	2006	3	4,400	Y	N	2539 34TH AVE NE
009	362998	0080	06/06	675,000	2,870	0	9	2006	3	5,118	N	N	3412 NE MEADOW WAY

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	362998	0120	02/06	645,000	2,870	0	9	2006	3	4,400	N	N	3444 NE MEADOW WAY
009	362998	0170	09/05	609,900	2,870	0	9	2005	3	4,405	N	N	3484 NE MEADOW WAY
009	362998	0250	09/05	584,900	2,870	0	9	2005	3	4,400	N	N	2516 35TH AVE NE
009	362998	0310	05/05	583,836	2,870	0	9	2005	3	4,400	N	N	2440 35TH AVE NE
009	362998	0360	04/05	570,615	2,870	0	9	2005	3	5,085	N	N	3477 NE MADISON WAY
009	363018	0100	05/06	712,277	2,880	0	9	2006	3	5,396	Y	N	1533 24TH AVE NE
009	362992	0730	04/06	625,000	2,880	0	9	2003	3	5,750	N	N	1786 28TH AVE NE
009	362997	0070	10/07	695,000	2,890	0	9	2004	3	5,000	N	N	3141 NE MULBERRY ST
009	363020	0470	07/07	684,675	2,890	0	9	2007	3	3,600	N	N	1472 29TH PL NE
009	363018	0250	02/07	695,000	2,890	0	9	2006	3	4,978	N	N	1494 24TH AVE NE
009	363018	0290	10/06	681,794	2,890	0	9	2006	3	5,000	N	N	1508 24TH AVE NE
009	363018	0360	08/06	648,300	2,890	0	9	2006	3	5,000	N	N	1538 24TH AVE NE
009	363018	0240	11/06	724,723	2,900	0	9	2006	3	5,901	N	N	1488 24TH AVE NE
009	363018	0280	10/06	670,285	2,900	0	9	2006	3	5,000	N	N	1502 24TH AVE NE
009	363018	0180	10/06	737,491	2,900	0	9	2006	3	4,500	Y	N	1501 24TH AVE NE
009	363018	0320	09/06	676,266	2,900	0	9	2006	3	5,000	N	N	1520 24TH AVE NE
009	363018	0350	08/06	637,150	2,900	0	9	2006	3	5,000	N	N	1536 24TH AVE NE
009	363016	0230	07/06	611,173	2,900	0	9	2006	3	5,000	N	N	1578 24TH AVE NE
009	363016	0140	12/05	712,945	2,900	0	9	2005	3	5,678	Y	N	1607 24TH AVE NE
009	363016	0120	11/05	716,401	2,900	0	9	2005	3	7,171	Y	N	1623 24TH AVE NE
009	362997	0320	10/06	719,000	2,910	0	9	2004	3	6,202	N	N	3110 NE NORTON LN
009	362997	0110	03/06	624,000	2,910	0	9	2004	3	5,000	N	N	3221 NE MULBERRY ST
009	363012	1080	04/07	721,800	2,930	0	9	2006	3	5,713	N	N	2596 22ND AVE NE
009	363012	0990	12/06	699,849	2,930	0	9	2006	3	5,482	N	N	2190 NE NEWTON LN
009	362998	0420	04/06	649,950	2,930	0	9	2004	3	4,805	N	N	3435 NE MADISON WAY
009	362998	0180	11/05	619,900	2,930	0	9	2005	3	5,085	N	N	3492 NE MEADOW WAY
009	362998	0230	10/05	612,000	2,930	0	9	2005	3	4,800	N	N	2544 35TH AVE NE
009	362998	0330	05/05	564,900	2,930	0	9	2005	3	4,800	N	N	2416 35TH AVE NE
009	362998	0370	03/05	544,900	2,930	0	9	2005	3	4,802	N	N	3471 NE MADISON WAY
009	362998	0760	02/07	689,900	2,940	0	9	2004	3	4,082	N	N	3434 NE MARION LN

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	362998	0550	07/06	599,900	2,940	0	9	2006	3	3,774	N	N	3419 NE MEADOW WAY
009	362998	0050	07/06	756,000	2,940	0	9	2006	3	4,800	Y	N	2573 34TH AVE NE
009	362998	0700	04/06	589,900	2,940	0	9	2006	3	3,856	N	N	3441 NE MONTEREY LN
009	362998	0720	04/06	589,000	2,940	0	9	2006	3	4,000	N	N	3425 NE MONTEREY LN
009	362998	0580	04/06	610,900	2,940	0	9	2006	3	3,765	N	N	3443 NE MEADOW WAY
009	362998	0660	11/05	556,500	2,940	0	9	2005	3	3,869	N	N	3463 NE MONTEREY LN
009	362998	0620	09/05	546,000	2,940	0	9	2005	3	3,760	N	N	3475 NE MEADOW WAY
009	362998	0850	08/05	507,230	2,940	0	9	2005	3	3,920	N	N	3460 NE MADISON WAY
009	362998	0810	04/05	502,216	2,940	0	9	2005	3	4,000	N	N	3456 NE MARION LN
009	363022	0040	08/07	719,250	2,950	840	9	2007	3	4,211	N	N	2560 22ND CT NE
009	363012	0660	06/07	731,800	2,950	0	9	2007	3	5,403	N	N	2129 NE NELSON LN
009	363012	0760	12/06	729,321	2,950	0	9	2006	3	6,655	N	N	2519 20TH AVE NE
009	363022	0070	12/07	720,000	2,960	840	9	2007	3	5,121	N	N	2534 22ND CT NE
009	363011	0220	03/07	725,000	2,960	0	9	2005	3	4,750	N	N	3194 NE MARQUETTE WAY
009	363011	0020	02/07	729,000	2,960	0	9	2006	3	4,750	Y	N	2934 NE MARQUETTE WAY
009	363011	0260	10/06	705,000	2,960	0	9	2006	3	8,008	N	N	3300 NE MARQUETTE WAY
009	363004	0090	07/06	599,800	2,960	0	9	2006	3	4,819	N	N	1647 24TH AVE NE
009	363011	0050	07/06	599,800	2,960	0	9	2006	3	5,225	N	N	2994 NE MARQUETTE WAY
009	362975	0080	06/06	655,000	2,960	0	9	1999	3	9,231	N	N	2015 12TH CT NE
009	362998	0010	06/06	830,000	2,960	0	9	2005	3	4,924	Y	N	2505 34TH AVE NE
009	363011	0110	05/06	614,138	2,960	0	9	2006	3	8,244	N	N	2532 30TH CT NE
009	362998	0070	04/06	746,000	2,960	0	9	2006	3	7,895	Y	N	3404 NE MEADOW WAY
009	363011	0020	04/06	584,800	2,960	0	9	2006	3	4,750	Y	N	2934 NE MARQUETTE WAY
009	363011	0170	04/06	634,653	2,960	0	9	2006	3	4,750	N	N	3088 NE MARQUETTE WAY
009	362998	0140	03/06	675,900	2,960	0	9	2006	3	4,800	N	N	3460 NE MEADOW WAY
009	363011	0200	02/06	607,060	2,960	0	9	2006	3	4,750	N	N	3154 NE MARQUETTE WAY
009	362998	0110	01/06	679,900	2,960	0	9	2006	3	4,800	N	N	3436 NE MEADOW WAY
009	362998	0200	11/05	661,005	2,960	0	9	2005	3	5,980	N	N	2586 25TH AVE NE
009	362998	0240	11/05	629,900	2,960	0	9	2005	3	4,800	N	N	2530 35TH AVE NE
009	363011	0220	11/05	561,300	2,960	0	9	2005	3	4,750	N	N	3194 NE MARQUETTE WAY

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363004	0050	10/05	565,597	2,960	0	9	2005	3	5,000	N	N	1671 24TH AVE NE
009	363004	0070	09/05	539,800	2,960	0	9	2005	3	5,000	N	N	1659 24TH AVE NE
009	363011	0300	08/05	541,942	2,960	0	9	2005	3	5,000	N	N	2532 33RD AVE NE
009	363016	0330	08/06	597,000	2,970	0	9	2006	3	5,000	Y	N	1637 25TH AVE NE
009	362997	0960	11/05	511,171	2,970	0	9	2005	3	3,640	N	N	2455 30TH AVE NE
009	362997	1000	05/05	554,634	2,970	0	9	2005	3	3,640	N	N	2415 30TH AVE NE
009	363011	0150	09/06	603,217	2,980	0	9	2006	3	4,750	N	N	3044 NE MARQUETTE WAY
009	363011	0030	06/06	669,800	2,980	0	9	2006	3	4,750	Y	N	2956 NE MARQUETTE WAY
009	363011	0120	05/06	613,780	2,980	0	9	2006	3	6,114	N	N	2520 30TH CT NE
009	363011	0180	12/05	544,800	2,980	0	9	2005	3	4,750	N	N	3106 NE MARQUETTE WAY
009	362997	0930	12/05	540,112	2,980	0	9	2005	3	3,730	N	N	2481 30TH AVE NE
009	362997	0950	12/05	522,223	2,980	0	9	2005	3	3,640	N	N	2469 30TH AVE NE
009	363011	0080	10/05	559,800	2,980	0	9	2005	3	8,244	Y	N	2629 30TH CT NE
009	363011	0240	09/05	529,800	2,980	0	9	2006	3	4,750	N	N	3262 NE MARQUETTE WAY
009	362997	0980	05/05	504,535	2,980	0	9	2005	3	3,640	N	N	2433 30TH AVE NE
009	362986	0070	02/06	624,000	3,000	920	9	2000	3	6,335	N	N	2025 16TH CT NE
009	362998	0210	10/05	653,000	3,000	0	9	2005	3	4,800	N	N	2572 35TH AVE NE
009	362998	0300	06/05	579,900	3,000	0	9	2005	3	4,800	N	N	2452 35TH AVE NE
009	362998	0340	04/05	601,886	3,000	0	9	2005	3	6,512	N	N	2404 35TH AVE NE
009	362998	0380	02/05	585,643	3,000	0	9	2005	3	4,800	N	N	3463 NE MADISON WAY
009	363012	0690	11/07	669,000	3,010	0	9	2007	3	5,325	N	N	2081 NE NELSON LN
009	363012	1010	07/07	735,000	3,010	0	9	2006	3	6,577	N	N	2708 22ND AVE NE
009	363012	1010	11/06	724,800	3,010	0	9	2006	3	6,577	N	N	2708 22ND AVE NE
009	362992	0930	09/06	749,900	3,010	0	9	2004	3	6,050	N	N	1666 28TH AVE NE
009	362997	0190	04/05	552,400	3,010	0	9	2005	3	6,202	N	N	3113 NE MAGNOLIA ST
009	362997	0250	02/05	521,800	3,010	0	9	2005	3	6,202	N	N	3199 NE MAGNOLIA ST
009	362998	0470	09/06	765,000	3,020	0	9	2004	3	7,264	Y	N	3401 NE MADISON WAY
009	362986	0190	03/06	655,000	3,020	0	9	2004	3	6,595	N	N	1958 16TH CT NE
009	362998	0530	12/05	775,000	3,020	0	9	2004	3	4,923	Y	N	2489 34TH AVE NE
009	363004	0080	09/05	626,297	3,020	0	9	2005	3	5,000	N	N	1653 24TH AVE NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363004	0010	07/05	563,950	3,020	0	9	2005	3	5,000	N	N	1701 24TH AVE NE
009	363018	0430	03/07	701,398	3,030	0	9	2007	3	9,962	N	N	2447 NE DAPHNE ST
009	363011	0160	11/06	690,000	3,030	0	9	2006	3	4,750	N	N	3066 NE MARQUETTE WAY
009	363011	0040	07/06	599,800	3,030	0	9	2006	3	4,750	N	N	2972 NE MARQUETTE WAY
009	363011	0100	07/06	599,800	3,030	0	9	2006	3	10,154	N	N	2644 30TH CT NE
009	362998	0060	05/06	725,000	3,030	0	9	2006	3	4,847	Y	N	2591 34TH AVE NE
009	362997	0210	02/06	625,000	3,030	0	9	2004	3	5,001	N	N	3145 NE MAGNOLIA ST
009	362998	0150	12/05	665,000	3,030	0	9	2006	3	5,533	N	N	3468 NE MEADOW WAY
009	363011	0280	10/05	539,800	3,030	0	9	2005	3	5,001	N	N	2568 33RD AVE NE
009	363011	0210	09/05	559,800	3,030	0	9	2006	3	4,750	N	N	3172 NE MARQUETTE WAY
009	363018	0390	11/06	779,900	3,040	0	9	2006	3	7,886	N	N	2401 NE DAPHNE ST
009	363016	0320	05/06	726,211	3,050	0	9	2006	3	6,150	Y	N	1645 25TH AVE NE
009	363012	1060	11/07	764,000	3,060	0	9	2007	3	4,777	N	N	2624 22ND AVE NE
009	362998	0480	09/07	760,000	3,060	0	9	2004	3	4,823	Y	N	2403 34TH AVE NE
009	363012	0670	07/07	778,800	3,060	0	9	2007	3	5,400	N	N	2113 NE NELSON LN
009	363012	1040	03/07	745,590	3,060	0	9	2007	3	5,000	N	N	2662 22ND AVE NE
009	363018	0400	12/06	769,950	3,060	0	9	2006	3	7,140	N	N	2415 NE DAPHNE ST
009	363012	0980	11/06	689,800	3,060	0	9	2006	3	5,000	N	N	2164 NE NEWTON LN
009	363012	0920	08/06	687,800	3,060	0	9	2006	3	5,000	N	N	2042 NE NEWTON LN
009	362998	0480	08/05	724,950	3,060	0	9	2004	3	4,823	Y	N	2403 34TH AVE NE
009	362998	0320	05/05	572,900	3,060	0	9	2005	3	4,800	N	N	2828 35TH AVE NE
009	362998	0350	04/05	584,500	3,060	0	9	2005	3	8,167	N	N	3485 NE MADISON WAY
009	362998	0390	02/05	582,780	3,060	0	9	2005	3	4,800	N	N	3455 NE MADISON WAY
009	363016	0210	06/06	678,244	3,070	0	9	2006	3	7,329	N	N	1554 24TH AVE NE
009	362998	0130	03/07	750,000	3,080	0	9	2006	3	4,800	N	N	3454 NE MEADOW WAY
009	362998	0040	07/06	800,000	3,080	0	9	2006	3	4,800	Y	N	2557 34TH AVE NE
009	362998	0090	05/06	702,177	3,080	0	9	2006	3	4,800	N	N	3420 NE MEADOW WAY
009	362998	0130	01/06	713,769	3,080	0	9	2006	3	4,800	N	N	3454 NE MEADOW WAY
009	362975	0020	05/05	539,950	3,080	0	9	2000	3	6,792	N	N	2022 12TH CT NE
009	363018	0160	07/07	780,000	3,120	0	9	2006	3	4,500	Y	N	1509 24TH AVE NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363018	0160	09/06	734,950	3,120	0	9	2006	3	4,500	Y	N	1509 24TH AVE NE
009	363016	0300	11/05	628,300	3,120	0	9	2006	3	5,000	N	N	1636 24TH AVE NE
009	362998	0190	10/05	685,199	3,130	0	9	2005	3	8,307	N	N	3500 NE MEADOW WAY
009	362998	0260	09/05	603,300	3,130	0	9	2005	3	4,800	N	N	2502 35TH AVE NE
009	363018	0200	10/06	803,366	3,140	0	9	2006	3	5,225	Y	N	1493 24TH AVE NE
009	363011	0250	02/06	608,994	3,150	0	9	2006	3	4,750	N	N	3286 NE MARQUETTE WAY
009	363018	0410	01/07	789,950	3,160	0	9	2006	3	7,140	N	N	2425 NE DAPHNE ST
009	363016	0270	11/05	633,292	3,160	0	9	2006	3	5,000	N	N	1616 24TH AVE NE
009	363011	0060	12/05	639,800	3,170	0	9	2005	3	7,150	Y	N	2505 30TH CT NE
009	363012	0700	10/07	750,000	3,190	0	9	2007	3	5,283	N	N	2065 NE NELSON LN
009	363012	0650	06/07	799,800	3,190	0	9	2007	3	5,943	N	N	2143 NE NELSON LN
009	363012	0800	06/07	849,800	3,190	0	9	2005	3	5,392	N	N	2585 20TH AVE NE
009	363012	1070	03/07	755,416	3,190	0	9	2006	3	5,028	N	N	2614 22ND AVE NE
009	363012	1020	02/07	709,800	3,190	0	9	2007	3	5,000	N	N	2692 22ND AVE NE
009	363012	0940	08/06	699,800	3,190	0	9	2006	3	5,000	N	N	2076 NE NEWTON LN
009	363012	0870	12/05	615,800	3,190	0	9	2005	3	5,221	N	N	2695 20TH AVE NE
009	363018	0190	10/06	768,436	3,200	0	9	2006	3	4,500	Y	N	1497 24TH AVE NE
009	363018	0150	08/06	770,791	3,200	0	9	2006	3	4,582	Y	N	1513 24TH AVE NE
009	363018	0080	03/06	722,726	3,200	0	9	2006	3	5,079	Y	N	1541 24TH AVE NE
009	363016	0180	03/07	790,000	3,210	0	9	2006	3	5,000	Y	N	1565 24TH AVE NE
009	363018	0220	11/06	831,385	3,210	0	9	2006	3	6,821	Y	N	1485 24TH AVE NE
009	363018	0110	05/06	790,179	3,210	0	9	2006	3	5,554	Y	N	1529 24TH AVE NE
009	363016	0180	02/06	721,638	3,210	0	9	2006	3	5,000	Y	N	1565 24TH AVE NE
009	362987	0320	02/05	532,500	3,210	0	9	2001	3	5,101	N	N	2050 NE KATSURA ST
009	363016	0200	03/06	762,386	3,220	0	9	2006	3	5,000	Y	N	1553 24TH AVE NE
009	363016	0160	02/06	741,104	3,220	0	9	2006	3	5,000	Y	N	1583 24TH AVE NE
009	363012	0730	08/07	814,800	3,230	0	9	2007	3	5,318	N	N	2017 NE NELSON LN
009	363012	0630	06/07	806,800	3,230	0	9	2007	3	6,958	N	N	2532 22ND AVE NE
009	363011	0130	12/06	631,700	3,230	0	9	2006	3	7,150	N	N	2508 30TH CT NE
009	363012	0960	10/06	704,800	3,230	0	9	2006	3	5,000	N	N	2128 NE NEWTON LN

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363012	0780	07/06	689,800	3,230	0	9	2006	3	5,440	N	N	2551 20TH AVE NE
009	363012	0830	05/06	615,800	3,230	0	9	2006	3	5,319	N	N	2631 20TH AVE NE
009	363018	0480	07/07	814,950	3,240	0	9	2007	3	5,471	N	N	2483 NE DAPHNE ST
009	363018	0460	06/07	815,950	3,240	0	9	2007	3	5,500	N	N	2465 NE DAPHNE ST
009	363018	0440	04/07	749,950	3,240	0	9	2007	3	5,405	N	N	2451 NE DAPHNE ST
009	363018	0470	06/07	802,848	3,250	0	9	2007	3	5,500	N	N	2471 NE DAPHNE ST
009	363018	0450	05/07	769,950	3,260	0	9	2007	3	5,000	N	N	2459 NE DAPHNE ST
009	362992	0910	09/05	640,000	3,260	0	9	2004	3	6,050	N	N	1678 28TH AVE NE
009	362992	0830	09/05	660,000	3,260	0	9	2003	3	5,608	N	N	1726 28TH AVE NE
009	362992	0750	03/07	672,000	3,270	0	9	2003	3	5,750	N	N	1774 28TH AVE NE
009	363012	1050	03/07	718,800	3,310	0	9	2007	3	4,894	N	N	2646 22ND AVE NE
009	363012	0750	12/06	695,200	3,310	0	9	2006	3	7,984	N	N	2503 20TH AVE NE
009	363012	0970	12/06	709,800	3,310	0	9	2006	3	5,000	N	N	2146 NE NEWTON LN
009	363012	0930	09/06	705,495	3,310	0	9	2006	3	5,000	N	N	2058 NE NEWTON LN
009	363012	0860	07/06	692,800	3,310	0	9	2006	3	5,246	N	N	2681 20TH AVE NE
009	363012	0880	02/06	657,593	3,310	0	9	2005	3	5,558	N	N	2711 20TH AVE NE
009	363012	0740	07/06	681,486	3,330	0	9	2006	3	7,349	N	N	2001 NE NELSON LN
009	363012	0900	06/06	685,800	3,330	0	9	2006	3	6,930	N	N	2006 NE NEWTON LN
009	363012	0850	06/06	619,800	3,330	0	9	2005	3	5,270	N	N	2663 20TH AVE NE
009	363012	0820	01/06	654,800	3,330	0	9	2005	3	5,343	N	N	2615 20TH AVE NE
009	363012	0640	08/07	804,800	3,340	0	9	2007	3	5,940	N	N	2175 NE NELSON LN
009	363012	1090	07/07	796,800	3,340	0	9	2006	3	6,370	N	N	2582 22ND AVE NE
009	363012	1030	02/07	733,080	3,340	0	9	2007	3	5,000	N	N	2678 22ND AVE NE
009	363018	0270	11/06	690,284	3,350	0	9	2006	3	5,000	N	N	1500 24TH AVE NE
009	363018	0310	09/06	696,796	3,350	0	9	2006	3	5,107	N	N	1516 24TH AVE NE
009	363018	0370	08/06	675,822	3,350	0	9	2006	3	5,000	N	N	1542 24TH AVE NE
009	363016	0240	01/06	651,220	3,350	0	9	2006	3	5,000	N	N	1584 24TH AVE NE
009	363012	0890	08/07	820,000	3,370	0	9	2006	3	9,830	N	N	2729 20TH AVE NE
009	363018	0340	09/06	681,634	3,370	0	9	2006	3	5,000	N	N	1528 24TH AVE NE
009	363012	0770	07/06	694,800	3,370	0	9	2006	3	5,465	N	N	2537 20TH AVE NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363012	0890	06/06	705,800	3,370	0	9	2006	3	9,830	N	N	2729 20TH AVE NE
009	363012	0840	06/06	638,800	3,370	0	9	2006	3	5,294	N	N	2649 20TH AVE NE
009	362997	0920	01/06	558,796	3,370	0	9	2005	3	4,963	N	N	2491 30TH AVE NE
009	362997	1020	09/05	545,000	3,370	0	9	2005	3	4,665	N	N	2375 30TH AVE NE
009	363004	0030	05/06	710,000	3,390	0	9	2005	3	5,000	N	N	1689 24TH AVE NE
009	362997	1040	08/05	565,000	3,400	460	9	2005	3	4,550	N	N	2351 30TH AVE NE
009	363018	0300	10/06	727,030	3,420	0	9	2006	3	5,436	N	N	1512 24TH AVE NE
009	363018	0380	08/06	704,457	3,420	0	9	2006	3	6,233	N	N	1546 24TH AVE NE
009	363018	0130	06/06	759,978	3,420	0	9	2006	3	5,713	Y	N	1521 24TH AVE NE
009	363016	0260	01/06	664,625	3,420	0	9	2006	3	5,307	N	N	1608 24TH AVE NE
009	363018	0420	01/07	806,950	3,450	0	9	2006	3	7,546	N	N	2433 NE DAPHNE ST
009	362997	0270	11/06	765,000	3,470	0	9	2004	3	5,001	N	N	3184 NE NORTON LN
009	362997	0270	06/05	599,950	3,470	0	9	2004	3	5,001	N	N	3184 NE NORTON LN
009	363018	0260	10/06	713,722	3,480	0	9	2006	3	5,000	N	N	1496 24TH AVE NE
009	363018	0170	09/06	749,248	3,480	0	9	2006	3	4,500	Y	N	1505 24TH AVE NE
009	363018	0330	09/06	701,073	3,480	0	9	2006	3	5,000	N	N	1526 24TH AVE NE
009	363016	0220	07/06	660,290	3,480	0	9	2006	3	5,000	N	N	1566 24TH AVE NE
009	363016	0290	01/06	672,707	3,480	0	9	2006	3	5,000	N	N	1628 24TH AVE NE
009	363011	0140	01/07	795,000	3,490	0	9	2006	3	5,700	N	N	3022 NE MARQUETTE WAY
009	363011	0270	08/06	658,685	3,490	0	9	2006	3	8,108	N	N	2586 33RD AVE NE
009	363011	0090	05/06	639,800	3,490	0	9	2006	3	10,154	N	N	2541 30TH CT NE
009	363011	0190	04/06	663,168	3,490	0	9	2006	3	4,750	N	N	3132 NE MARQUETTE WAY
009	363011	0230	03/06	637,800	3,490	0	9	2006	3	4,750	N	N	3224 NE MARQUETTE WAY
009	363011	0070	12/05	647,800	3,490	0	9	2006	3	6,114	Y	N	2517 30TH CT NE
009	363011	0310	12/05	639,800	3,490	0	9	2005	3	6,065	N	N	2514 33RD AVE NE
009	363011	0010	11/05	640,000	3,490	0	9	2005	3	5,225	Y	N	2912 NE MARQUETTE WAY
009	363011	0290	10/05	639,800	3,490	0	9	2005	3	5,000	N	N	2550 33RD AVE NE
009	362997	1050	07/05	614,655	3,490	460	9	2005	3	4,550	N	N	2343 30TH AVE NE
009	362997	1060	11/05	608,155	3,550	470	9	2005	3	10,382	N	N	2335 30TH AVE NE
009	362997	1030	04/05	587,737	3,560	460	9	2005	3	4,550	N	N	2363 30TH AVE NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	362992	0700	09/07	770,000	3,620	0	9	2003	3	6,119	N	N	1804 28TH AVE NE
009	362992	0790	08/05	677,000	3,620	0	9	2003	3	5,591	Y	N	1750 28TH AVE NE
009	363018	0090	07/07	890,000	3,630	0	9	2006	3	5,237	Y	N	1537 24TH AVE NE
009	363018	0210	10/06	862,556	3,630	0	9	2006	3	5,775	Y	N	1489 24TH AVE NE
009	363018	0140	09/06	767,510	3,630	0	9	2006	3	5,276	Y	N	1517 24TH AVE NE
009	363018	0090	05/06	792,208	3,630	0	9	2006	3	5,237	Y	N	1537 24TH AVE NE
009	363016	0150	01/06	714,850	3,640	0	9	2006	3	5,000	Y	N	1595 24TH AVE NE
009	363016	0350	04/07	852,000	3,650	0	9	2007	3	5,000	Y	N	1625 25TH AVE NE
009	363018	0230	08/07	900,000	3,660	0	9	2006	3	9,430	Y	N	1483 24TH AVE NE
009	363018	0120	05/07	860,200	3,660	0	9	2006	3	5,712	Y	N	1525 24TH AVE NE
009	363018	0230	11/06	892,856	3,660	0	9	2006	3	9,430	Y	N	1483 24TH AVE NE
009	363016	0110	06/06	809,950	3,660	0	9	2006	3	7,225	Y	N	1627 24TH AVE NE
009	363018	0120	06/06	797,540	3,660	0	9	2006	3	5,712	Y	N	1525 24TH AVE NE
009	363018	0070	03/06	787,422	3,660	0	9	2006	3	5,000	Y	N	1545 24TH AVE NE
009	363016	0190	02/06	735,929	3,660	0	9	2006	3	5,000	Y	N	1561 24TH AVE NE
009	362997	1010	05/05	569,461	3,950	0	9	2005	3	4,095	N	N	2411 30TH AVE NE
009	363009	0010	07/07	610,000	2,100	480	10	2007	3	2,328	N	N	1799 28TH AVE NE
009	363009	0020	03/07	645,000	2,100	500	10	2007	3	2,147	N	N	1793 28TH AVE NE
009	363009	0060	05/07	689,000	2,150	500	10	2007	3	2,252	N	N	1779 28TH AVE NE
009	363009	0040	02/07	670,000	2,160	500	10	2007	3	2,147	N	N	1785 28TH AVE NE
009	363009	0050	07/07	680,000	2,220	490	10	2007	3	2,147	N	N	1781 28TH AVE NE
009	363009	0030	05/07	670,000	2,220	490	10	2007	3	2,147	N	N	1787 28TH AVE NE
009	363009	0080	10/06	670,000	2,430	500	10	2006	3	2,252	N	N	1775 28TH AVE NE
009	363009	0100	10/06	677,000	2,460	500	10	2006	3	2,147	N	N	1769 28TH AVE NE
009	363009	0120	10/06	720,000	2,480	500	10	2006	3	2,324	Y	N	1761 28TH AVE NE
009	363009	0110	10/06	660,000	2,490	490	10	2006	3	2,147	N	N	1767 28TH AVE NE
009	363009	0070	10/06	682,255	2,510	470	10	2006	3	2,147	N	N	1777 28TH AVE NE
009	363009	0090	09/06	670,000	2,540	490	10	2006	3	2,147	N	N	1771 28TH AVE NE
009	363016	0370	02/07	924,732	2,550	1,040	10	2006	3	5,532	Y	N	1609 25TH AVE NE
009	362987	0380	09/05	716,000	2,860	0	10	2000	3	14,200	Y	N	1718 NE KATSURA ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363020	0710	06/07	1,115,000	2,900	1,020	10	2007	3	6,450	Y	N	2473 NE DAVIS LOOP
009	363020	0650	05/07	1,000,000	2,900	1,120	10	2006	3	7,269	N	N	2401 NE DAVIS LOOP
009	363016	0540	04/06	711,185	2,930	0	10	2006	3	5,810	N	N	1568 25TH AVE NE
009	363016	0620	04/06	615,950	2,930	0	10	2006	3	6,000	N	N	1646 25TH AVE NE
009	363016	0590	02/06	598,950	2,930	0	10	2006	3	5,500	N	N	1628 25TH AVE NE
009	363020	0950	06/07	838,819	2,970	0	10	2007	3	7,863	N	N	2933 DAYTON CT NE
009	363020	1070	12/06	795,900	2,970	0	10	2006	3	5,217	N	N	2981 NE DAVIS LOOP
009	363016	0560	04/06	650,000	2,980	0	10	2006	3	5,810	N	N	1598 25TH AVE NE
009	363016	0610	03/06	639,500	2,980	0	10	2006	3	5,000	N	N	1638 25TH AVE NE
009	362992	1390	12/05	1,175,000	3,050	1,000	10	2006	3	5,800	Y	N	1605 30TH AVE NE
009	363020	0660	10/07	921,500	3,070	1,090	10	2007	3	5,000	N	N	2413 NE DAVIS LOOP
009	363020	0980	04/07	860,880	3,070	0	10	2007	3	7,112	N	N	2943 DAYTON CT NE
009	363020	1030	02/07	814,900	3,070	0	10	2007	3	5,219	N	N	2963 NE DAVIS LOOP
009	363020	1080	02/07	824,900	3,070	0	10	2006	3	5,162	N	N	2985 NE DAVIS LOOP
009	363020	0720	01/07	1,273,568	3,100	1,130	10	2006	3	7,200	Y	N	2485 NE DAVIS LOOP
009	362989	0200	05/05	989,000	3,100	1,110	10	2005	3	6,100	Y	N	1637 30TH AVE NE
009	363020	0670	11/07	1,035,000	3,130	1,240	10	2007	3	6,000	N	N	2425 NE DAVIS LOOP
009	363020	0880	07/07	858,000	3,130	0	10	2007	3	8,598	N	N	2905 NE DAVIS LOOP
009	363020	0700	06/07	1,250,000	3,130	1,240	10	2007	3	6,399	Y	N	2461 NE DAVIS LOOP
009	363020	0920	05/07	825,000	3,130	0	10	2007	3	5,520	N	N	2921 NE DAVIS LOOP
009	363020	0990	03/07	878,563	3,130	0	10	2007	3	6,058	N	N	2947 DAYTON CT NE
009	363020	1020	03/07	829,999	3,130	0	10	2007	3	6,824	N	N	2959 NE DAVIS LOOP
009	363020	1060	12/06	829,900	3,130	0	10	2006	3	5,365	N	N	2977 NE DAVIS LOOP
009	363016	0570	05/06	681,950	3,140	0	10	2006	3	5,791	N	N	1610 25TH AVE NE
009	363016	0580	05/06	674,500	3,140	0	10	2006	3	5,500	N	N	1618 25TH AVE NE
009	363016	0530	04/06	696,000	3,140	0	10	2006	3	5,810	N	N	1556 25TH AVE NE
009	363016	0600	01/06	650,950	3,140	0	10	2006	3	5,000	N	N	1632 25TH AVE NE
009	362989	0210	06/06	1,289,900	3,160	1,170	10	2005	3	7,373	Y	N	1629 30TH AVE NE
009	363016	0550	07/07	796,000	3,180	0	10	2006	3	5,810	N	N	1582 25TH AVE NE
009	363016	0550	06/06	709,900	3,180	0	10	2006	3	5,810	N	N	1582 25TH AVE NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	362994	0240	12/05	795,000	3,180	0	10	2003	3	8,002	N	N	1772 30TH AVE NE
009	362994	0240	05/05	750,000	3,180	0	10	2003	3	8,002	N	N	1772 30TH AVE NE
009	362989	0190	03/05	934,500	3,180	1,090	10	2004	3	6,002	Y	N	1645 30TH AVE NE
009	363016	0480	04/06	949,500	3,230	550	10	2006	3	7,589	Y	N	1501 25TH AVE NE
009	362992	1400	12/05	944,500	3,260	0	10	2006	3	5,800	Y	N	1597 30TH AVE NE
009	363016	0460	03/06	995,794	3,290	680	10	2006	3	6,615	Y	N	1523 25TH AVE NE
009	362992	0970	12/05	800,000	3,330	0	10	2004	3	6,900	N	N	1642 28TH AVE NE
009	362992	1380	10/05	1,089,000	3,330	980	10	2006	3	5,800	Y	N	1613 30TH AVE NE
009	362992	1370	08/05	998,000	3,340	970	10	2005	3	5,535	Y	N	1621 30TH AVE NE
009	362989	0180	01/05	988,900	3,350	1,230	10	2004	3	6,021	Y	N	1653 30TH AVE NE
009	362989	0050	05/07	972,500	3,370	0	10	2004	3	6,221	Y	N	1757 30TH AVE NE
009	363016	0420	06/07	1,042,000	3,380	0	10	2007	3	6,343	Y	N	1547 25TH AVE NE
009	362992	0980	02/06	900,000	3,380	0	10	2006	3	7,113	N	N	1636 28TH AVE NE
009	363016	0500	10/06	849,950	3,420	0	10	2006	3	6,000	N	N	1530 25TH AVE NE
009	362989	0030	03/07	915,000	3,430	0	10	2003	3	6,988	N	N	1773 30TH AVE NE
009	363016	0400	12/06	850,000	3,430	690	10	2006	3	6,967	Y	N	1569 25TH AVE NE
009	363016	0520	06/06	778,769	3,430	0	10	2006	3	6,341	N	N	1548 25TH AVE NE
009	362989	0170	07/05	1,147,488	3,430	1,050	10	2004	3	5,942	Y	N	1661 30TH AVE NE
009	362992	0950	12/05	849,950	3,440	0	10	2005	3	6,900	N	N	1654 28TH AVE NE
009	362992	0990	11/05	822,950	3,440	0	10	2006	3	7,661	N	N	1630 28TH AVE NE
009	363020	0680	07/07	1,100,000	3,450	1,120	10	2007	3	6,000	Y	N	2437 NE DAVIS LOOP
009	362994	0230	09/05	792,490	3,450	0	10	2003	3	8,002	N	N	1780 30TH AVE NE
009	362989	0010	03/05	739,950	3,460	0	10	2003	3	7,505	N	N	1789 30TH AVE NE
009	363020	1010	05/07	960,000	3,480	0	10	2007	3	8,847	N	N	2955 DAYTON CT NE
009	363020	1050	12/06	849,000	3,480	0	10	2006	3	5,514	N	N	2973 NE DAVIS LOOP
009	362992	0940	11/07	899,950	3,500	0	10	2006	3	6,900	N	N	1660 28TH AVE NE
009	363016	0390	12/06	860,000	3,510	690	10	2006	3	6,541	Y	N	1585 25TH AVE NE
009	362992	0960	10/05	898,950	3,620	0	10	2005	3	6,900	N	N	1648 28TH AVE NE
009	363016	0510	10/07	890,000	3,630	0	10	2006	3	6,010	N	N	1540 25TH AVE NE
009	363016	0430	10/06	950,115	3,630	1,090	10	2006	3	6,615	Y	N	1539 25TH AVE NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	363016	0510	08/06	751,417	3,630	0	10	2006	3	6,010	N	N	1540 25TH AVE NE
009	363016	0490	08/06	865,614	3,630	0	10	2006	3	8,062	N	N	1522 25TH AVE NE
009	363016	0450	02/06	964,322	3,630	1,060	10	2006	3	6,615	Y	N	1529 25TH AVE NE
009	363016	0470	12/05	991,000	3,660	840	10	2006	3	6,615	Y	N	1511 25TH AVE NE
009	363016	0380	01/07	815,000	3,670	680	10	2006	3	5,560	Y	N	1597 25TH AVE NE
009	362992	1000	07/06	905,175	3,700	0	10	2006	3	7,051	N	N	1624 28TH AVE NE
009	362994	0270	05/07	975,000	3,730	0	10	2005	3	8,846	N	N	1754 30TH AVE NE
009	362994	0270	03/05	813,897	3,730	0	10	2005	3	8,846	N	N	1754 30TH AVE NE
009	363020	0970	07/07	935,972	3,760	0	10	2007	3	8,501	N	N	2941 DAYTON CT NE
009	363016	0440	10/06	1,010,096	3,800	940	10	2006	3	6,615	Y	N	1531 25TH AVE NE
009	363020	1000	04/07	929,900	3,850	0	10	2007	3	6,877	N	N	2951 DAYTON CT NE
009	363020	1090	11/06	919,815	3,850	0	10	2006	3	7,233	N	N	2989 NE DAVIS LOOP
009	363020	0960	05/07	949,553	3,880	0	10	2007	3	9,979	N	N	2937 DAYTON CT NE
009	363020	1040	01/07	874,900	3,880	0	10	2006	3	5,240	N	N	2967 NE DAVIS LOOP
009	363020	0930	06/07	915,900	4,010	0	10	2007	3	6,112	N	N	2925 DAYTON CT NE
009	363016	0690	12/06	1,050,000	2,130	1,460	11	2006	3	6,504	Y	N	1567 26TH CT NE
009	363016	0730	06/07	1,202,500	2,370	2,160	11	2006	3	8,097	N	N	2690 26TH CT NE
009	363016	0720	06/07	1,225,000	2,370	2,160	11	2006	3	9,327	N	N	1558 26TH CT NE
009	363016	0740	05/06	1,134,000	2,390	2,160	11	2006	3	10,227	N	N	1602 26TH CT NE
009	362992	1606	06/07	959,900	2,890	0	11	2007	3	8,769	N	N	1580 30TH AVE NE
009	363016	0710	09/06	1,200,000	3,030	1,350	11	2006	3	6,785	Y	N	1553 26TH CT NE
009	362992	1240	12/05	953,950	3,060	830	11	2004	3	5,906	Y	N	1621 28TH AVE NE
009	362992	1180	06/05	949,950	3,060	830	11	2004	3	5,500	Y	N	1657 28TH AVE NE
009	362992	1220	01/06	792,950	3,120	810	11	2006	3	5,933	Y	N	1633 28TH AVE NE
009	362992	1190	03/07	1,225,000	3,200	770	11	2006	3	5,500	Y	N	1651 28TH AVE NE
009	363020	0250	11/06	979,900	3,290	0	11	2006	3	7,067	N	N	1497 29TH PL NE
009	363016	0030	03/07	1,347,720	3,340	920	11	2006	3	6,448	Y	N	2658 NE DAPHNE ST
009	362992	1450	10/06	960,480	3,360	300	11	2006	3	6,130	N	N	2820 NE DAPHNE ST
009	362992	1250	05/06	1,020,950	3,370	800	11	2005	3	5,500	Y	N	1615 28TH AVE NE
009	362992	1200	07/05	764,569	3,370	0	11	2005	3	5,500	Y	N	1645 28TH AVE NE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
009	362992	1170	06/05	793,875	3,370	800	11	2005	3	5,500	Y	N	1723 28TH AVE NE
009	362992	1230	12/05	965,000	3,380	800	11	2006	3	6,052	Y	N	1627 28TH AVE NE
009	362992	1440	12/06	999,900	3,410	0	11	2006	3	6,000	Y	N	2840 NE DAPHNE ST
009	363016	0020	07/07	1,399,950	3,430	1,180	11	2006	3	6,698	Y	N	2700 NE DAPHNE ST
009	362992	1410	03/06	980,000	3,450	0	11	2006	3	5,800	Y	N	1589 30TH AVE NE
009	362992	1260	02/07	1,025,000	3,460	0	11	2006	3	5,000	Y	N	1609 28TH AVE NE
009	362992	1270	09/06	1,069,950	3,500	0	11	2006	3	5,950	Y	N	1603 28TH AVE NE
009	362992	1604	10/06	899,900	3,520	0	11	2006	3	6,088	N	N	1586 30TH AVE NE
009	363016	0680	04/07	1,342,985	3,550	1,370	11	2007	3	6,295	Y	N	1575 26TH CT NE
009	362992	1600	03/07	1,020,000	3,550	0	11	2006	3	7,628	N	N	1602 30TH AVE NE
009	363020	0260	11/06	995,000	3,550	0	11	2006	3	6,025	N	N	1491 29TH PL NE
009	363016	0700	06/06	1,291,950	3,550	1,370	11	2006	3	6,372	Y	N	1559 26TH CT NE
009	363016	0010	05/07	1,450,000	3,560	1,090	11	2006	3	7,987	Y	N	2734 NE DAPHNE ST
009	362992	1420	06/06	979,500	3,580	0	11	2006	3	6,478	Y	N	1581 30TH AVE NE
009	363016	0040	09/07	1,379,950	3,660	1,170	11	2007	3	6,000	Y	N	2638 NE DAPHNE ST
009	363020	0280	10/07	1,269,000	3,760	870	11	2007	3	6,657	Y	N	1485 29TH PL NE
009	362992	1602	08/06	975,000	3,760	0	11	2006	3	6,850	N	N	1594 30TH AVE NE
009	362992	1430	07/06	1,080,000	3,870	0	11	2006	3	8,494	Y	N	2880 NE DAPHNE ST
009	363020	0290	06/07	1,289,000	3,940	900	11	2007	3	6,000	Y	N	1481 29TH PL NE
009	362994	0020	01/06	1,800,000	2,960	1,340	12	2005	3	15,977	Y	N	3052 NE HARRISON ST N
009	362994	0190	11/05	2,364,000	3,880	1,490	12	2005	3	18,575	Y	N	3049 NE HARRISON ST N
009	362994	0010	08/07	1,595,000	4,420	0	12	2006	3	15,575	Y	N	3004 NE HARRISON ST N
010	785210	0290	08/05	316,000	1,250	0	7	2001	3	3,760	N	N	34428 SE OSPREY CT
010	785210	0300	10/07	333,000	1,310	0	7	2001	3	4,180	N	N	34424 SE OSPREY CT
010	785210	0320	10/06	360,000	1,350	0	7	2002	3	8,111	N	N	34416 SE OSPREY CT
010	785323	0500	10/06	405,000	1,380	0	7	2004	3	6,947	N	N	36901 SE BRAEBURN ST
010	785218	0530	08/05	369,900	1,390	0	7	2004	3	4,997	N	N	36402 SE WOODY CREEK LN
010	785218	0050	04/07	408,000	1,430	0	7	2005	3	3,658	N	N	7810 FISHER AVE SE
010	785323	0670	12/06	405,000	1,430	0	7	2004	3	5,074	Y	N	7916 CORTLAND AVE SE
010	785218	0050	02/05	287,248	1,430	0	7	2005	3	3,658	N	N	7810 FISHER AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785321	0030	02/07	379,000	1,450	0	7	2004	3	3,748	N	N	7609 SE ORCHARD DR
010	785321	0070	01/07	380,000	1,450	0	7	2004	3	4,129	N	N	7623 SE ORCHARD DR
010	785215	0140	04/07	384,800	1,470	0	7	2003	3	3,999	N	N	35207 SE RIDGE ST
010	785327	0790	08/06	382,000	1,470	0	7	2005	3	4,598	N	N	34417 SE DIO ST
010	785327	0790	10/05	304,720	1,470	0	7	2005	3	4,598	N	N	34417 SE DIO ST
010	785215	0160	07/05	307,000	1,490	0	7	2003	3	4,000	N	N	35215 SE RIDGE ST
010	785215	0540	06/06	423,500	1,530	0	7	2003	3	4,232	N	N	35206 SE KINSEY ST
010	785215	0590	06/05	345,000	1,530	0	7	2003	3	4,914	N	N	35116 SE KINSEY ST
010	785205	0120	12/07	375,000	1,540	0	7	1999	3	3,222	N	N	7814 DOUGLAS AVE SE
010	785205	0250	06/06	412,000	1,540	0	7	1999	3	3,471	N	N	7914 DOUGLAS AVE SE
010	785218	0440	12/05	382,000	1,540	0	7	2004	3	3,982	N	N	36427 SE FOREST ST
010	785205	0050	07/05	335,250	1,540	0	7	1999	3	3,222	N	N	7722 DOUGLAS AVE SE
010	785206	0140	12/07	385,000	1,548	0	7	2000	3	3,693	N	N	34717 SE RIDGE ST
010	785206	0210	08/07	419,000	1,548	0	7	2000	3	4,120	N	N	7636 DOUGLAS AVE SE
010	785206	0380	07/07	412,500	1,548	0	7	2000	3	5,912	N	N	7815 BAKER AVE SE
010	785206	0120	04/07	415,000	1,548	0	7	2000	3	3,675	N	N	34725 SE RIDGE ST
010	785206	0360	07/06	400,000	1,548	0	7	2000	3	3,173	N	N	34740 SE KINSEY ST
010	785206	0500	02/06	383,000	1,548	0	7	2000	3	3,411	N	N	7821 INGRAM LN SE
010	785206	0160	12/05	375,000	1,548	0	7	2000	3	4,804	N	N	7618 DOUGLAS AVE SE
010	785206	0380	11/05	375,000	1,548	0	7	2000	3	5,912	N	N	7815 BAKER AVE SE
010	785206	0230	09/05	354,000	1,548	0	7	2000	3	3,405	N	N	34632 SE KINSEY ST
010	785206	0500	09/05	345,000	1,548	0	7	2000	3	3,411	N	N	7821 INGRAM LN SE
010	785206	0270	05/05	319,950	1,548	0	7	2000	3	3,210	N	N	34710 SE KINSEY ST
010	785206	0050	04/05	319,900	1,548	0	7	2000	3	3,444	N	N	34803 SE RIDGE ST
010	785206	0550	11/06	408,000	1,586	0	7	2000	3	4,746	N	N	7831 INGRAM LN SE
010	785206	0370	11/06	375,000	1,586	0	7	2000	3	4,242	N	N	34802 SE KINSEY ST
010	785206	0320	10/06	392,500	1,586	0	7	2000	3	3,064	N	N	34726 SE KINSEY ST
010	785206	0310	10/06	414,000	1,586	0	7	2000	3	3,055	N	N	34722 SE KINSEY ST
010	785206	0220	03/06	377,400	1,586	0	7	2000	3	3,959	N	N	34630 SE KINSEY ST
010	785206	0490	01/06	362,500	1,586	0	7	2000	3	3,411	N	N	7817 INGRAM LN SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785206	0390	11/05	363,000	1,586	0	7	2000	3	3,981	N	N	7819 BAKER AVE SE
010	785206	0150	09/05	362,000	1,586	0	7	2000	3	4,881	N	N	34713 SE RIDGE ST
010	785206	0370	08/05	350,000	1,586	0	7	2000	3	4,242	N	N	34802 SE KINSEY ST
010	785206	0490	04/05	329,000	1,586	0	7	2000	3	3,411	N	N	7817 INGRAM LN SE
010	785206	0550	03/05	317,000	1,586	0	7	2000	3	4,746	N	N	7831 INGRAM LN SE
010	785205	0040	05/06	412,900	1,590	0	7	1999	3	3,222	N	N	7718 DOUGLAS AVE SE
010	785205	0210	09/05	350,000	1,590	0	7	1999	3	3,248	N	N	7906 DOUGLAS AVE SE
010	785323	0730	10/05	364,000	1,620	0	7	2004	3	4,707	N	N	7824 CORTLAND AVE SE
010	785327	1200	10/05	318,345	1,650	0	7	2005	3	4,908	N	N	6406 SILENT CREEK AVE SE
010	785327	0930	07/05	305,370	1,690	0	7	2005	3	4,246	N	N	6507 DOUGLAS AVE SE
010	785215	0120	10/07	385,000	1,700	0	7	2003	3	4,000	N	N	35131 SE RIDGE ST
010	785215	0400	07/07	427,450	1,700	0	7	2003	3	5,020	N	N	35316 SE KINSEY ST
010	785215	0230	02/07	412,500	1,700	0	7	2004	3	4,077	N	N	35309 SE RIDGE ST
010	785215	0180	11/06	439,950	1,700	0	7	2003	3	4,000	N	N	35223 SE RIDGE ST
010	785215	0150	08/06	439,950	1,700	0	7	2003	3	4,444	N	N	35211 SE RIDGE ST
010	785215	0460	05/06	432,500	1,700	0	7	2003	3	4,324	N	N	35228 SE KINSEY ST
010	785215	0420	04/06	435,000	1,700	0	7	2003	3	5,814	N	N	35308 SE KINSEY ST
010	785218	0450	04/06	420,000	1,700	0	7	2004	3	3,982	N	N	36423 SE FOREST ST
010	785215	0090	02/06	409,000	1,700	0	7	2003	3	4,417	N	N	35119 SE RIDGE ST
010	785215	0200	02/06	424,900	1,700	0	7	2003	3	6,396	N	N	35231 SE RIDGE ST
010	785218	0030	10/05	353,415	1,700	0	7	2003	3	3,519	N	N	7802 FISHER AVE SE
010	785215	0010	08/05	369,000	1,700	0	7	2003	3	5,305	N	N	35023 SE RIDGE ST
010	785327	0960	06/07	414,900	1,720	0	7	2005	3	4,618	N	N	6519 DOUGLAS AVE SE
010	785327	0940	08/05	327,940	1,720	0	7	2005	3	4,515	N	N	6511 DOUGLAS AVE SE
010	785327	0960	08/05	302,230	1,720	0	7	2005	3	4,618	N	N	6519 DOUGLAS AVE SE
010	785327	1160	08/05	312,095	1,720	0	7	2005	3	3,806	N	N	6422 SILENT CREEK AVE SE
010	785327	1050	07/05	314,025	1,720	0	7	2005	3	5,562	N	N	6604 SILENT CREEK AVE SE
010	785327	0900	07/05	308,765	1,720	0	7	2005	3	5,036	N	N	6419 DOUGLAS AVE SE
010	785327	1030	07/05	320,170	1,720	0	7	2005	3	4,831	N	N	34604 SE CARMICHAEL ST
010	785327	1000	07/05	305,035	1,720	0	7	2005	3	6,426	N	N	34616 SE CARMICHAEL ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785218	0060	03/05	315,424	1,740	0	7	2005	3	3,727	N	N	7814 FISHER AVE SE
010	785330	1140	04/07	462,865	1,750	0	7	2006	3	5,000	N	N	33729 SE SORENSON ST
010	785330	0080	11/06	454,575	1,750	0	7	2006	3	5,250	N	N	33909 SE STROUF ST
010	785205	0080	08/06	409,950	1,800	0	7	1999	3	3,222	N	N	7732 DOUGLAS AVE SE
010	785205	0260	06/06	440,000	1,800	0	7	1999	3	5,529	N	N	7918 DOUGLAS AVE SE
010	785205	0100	07/05	338,500	1,800	0	7	1999	3	3,222	N	N	7806 DOUGLAS AVE SE
010	785205	0080	02/05	324,990	1,800	0	7	1999	3	3,222	N	N	7732 DOUGLAS AVE SE
010	785206	0080	05/07	432,500	1,802	0	7	2000	3	3,579	N	N	34737 SE RIDGE ST
010	785206	0040	12/06	412,000	1,802	0	7	2000	3	3,702	N	N	34805 SE RIDGE ST
010	785206	0130	05/06	435,500	1,802	0	7	2000	3	3,685	N	N	34721 SE RIDGE ST
010	785206	0430	06/05	345,500	1,802	0	7	2000	3	3,087	N	N	7806 INGRAM LN SE
010	785206	0520	04/05	341,000	1,802	0	7	2000	3	3,911	N	N	7825 INGRAM LN SE
010	785206	0170	04/05	324,000	1,802	0	7	2000	3	3,707	N	N	7622 DOUGLAS AVE SE
010	785206	0280	03/05	325,000	1,802	0	7	2000	3	3,208	N	N	34712 SE KINSEY ST
010	785330	2190	10/06	393,171	1,890	0	7	2006	3	5,395	N	N	34314 SE CARMICHAEL ST
010	785330	0630	10/06	397,000	1,890	0	7	2006	3	4,400	N	N	33914 SE MCCULLOUGH ST
010	785330	1850	07/06	410,500	1,890	0	7	2006	3	4,661	N	N	34027 SE INDIAN PLUM ST
010	785330	1820	07/06	381,975	1,890	0	7	2006	3	8,136	N	N	34103 SE SALAL ST
010	785330	1900	07/06	405,965	1,890	0	7	2006	3	4,400	N	N	34007 SE INDIAN PLUM ST
010	785330	2400	07/06	391,130	1,890	0	7	2006	3	4,967	N	N	6716 CARMICHAEL AVE SE
010	785330	2430	06/06	398,255	1,890	0	7	2006	3	5,178	N	N	6706 CARMICHAEL AVE SE
010	785330	2480	06/06	394,700	1,890	0	7	2006	3	5,697	N	N	34007 SE CARMICHAEL ST
010	785330	2500	06/06	381,735	1,890	0	7	2006	3	6,968	N	N	34015 SE CARMICHAEL ST
010	785330	1910	06/06	401,435	1,890	0	7	2006	3	4,397	N	N	34003 SE INDIAN PLUM ST
010	785330	2450	06/06	389,020	1,890	0	7	2006	3	5,178	N	N	6630 CARMICHAEL AVE SE
010	785330	1870	06/06	413,220	1,890	0	7	2006	3	4,400	N	N	34019 SE INDIAN PLUM ST
010	785330	2460	06/06	393,145	1,890	0	7	2006	3	5,178	N	N	6626 CARMICHAEL AVE SE
010	785205	0160	12/05	375,000	1,920	0	7	1999	3	3,388	N	N	7828 DOUGLAS AVE SE
010	785206	0070	11/07	445,000	1,922	0	7	2000	3	3,420	N	N	34741 SE RIDGE ST
010	785206	0180	02/07	385,000	1,922	0	7	2000	3	3,706	N	N	7624 DOUGLAS AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785206	0110	08/06	425,000	1,922	0	7	2000	3	3,658	N	N	34729 SE RIDGE ST
010	785330	1030	08/07	416,945	1,960	0	7	2006	3	4,766	N	N	33903 SE SORENSON ST
010	785330	2070	08/07	426,270	1,960	0	7	2007	3	4,400	N	N	34128 SE CARMICHAEL ST
010	785215	0030	07/07	450,000	1,960	0	7	2003	3	4,088	N	N	35031 SE RIDGE ST
010	785330	0410	07/07	449,613	1,960	0	7	2006	3	4,741	N	N	7025 CARMICHAEL AVE SE
010	785330	1990	07/07	428,665	1,960	0	7	2007	3	4,400	N	N	34026 SE CARMICHAEL ST
010	785330	0920	07/07	441,453	1,960	0	7	2006	3	5,234	N	N	33811 SE TIBBITS ST
010	785330	0690	07/07	408,670	1,960	0	7	2007	3	4,400	N	N	33824 SE MCCULLOUGH ST
010	785330	0880	07/07	414,065	1,960	0	7	2006	3	5,204	N	N	33827 SE TIBBITS ST
010	785330	2100	07/07	404,535	1,960	0	7	2007	3	4,399	N	N	34210 SE CARMICHAEL ST
010	785327	1020	05/07	444,000	1,960	0	7	2005	3	4,721	N	N	34608 SE CARMICHAEL ST
010	785330	0430	05/07	454,115	1,960	0	7	2006	3	5,697	N	N	7103 CARMICHAEL AVE SE
010	785330	1150	03/07	441,005	1,960	0	7	2006	3	5,000	N	N	33725 SE SORENSON ST
010	785215	0580	03/07	440,000	1,960	0	7	2003	3	4,914	N	N	35102 SE KINSEY ST
010	785330	1930	02/07	424,505	1,960	0	7	2006	3	6,997	N	N	34002 SE CARMICHAEL ST
010	785330	0960	02/07	424,905	1,960	0	7	2006	3	4,587	N	N	33816 SE TIBBITS ST
010	785330	1860	02/07	419,870	1,960	0	7	2006	3	4,402	N	N	34023 SE INDIAN PLUM ST
010	785330	1190	02/07	438,225	1,960	0	7	2006	3	5,762	N	N	33802 SE SORENSON ST
010	785330	0990	02/07	446,635	1,960	0	7	2006	3	4,587	N	N	33828 SE TIBBITS ST
010	785330	0450	01/07	424,915	1,960	0	7	2006	3	4,400	N	N	33908 SE STROUF ST
010	785330	0660	11/06	408,265	1,960	0	7	2006	3	4,400	N	N	33902 SE MCCULLOUGH ST
010	785330	0490	10/06	422,690	1,960	0	7	2006	3	4,376	N	N	33826 SE STROUF ST
010	785330	0310	09/06	397,695	1,960	0	7	2006	3	5,023	N	N	33816 SE ODELL ST
010	785330	0220	09/06	432,325	1,960	0	7	2006	3	5,000	N	N	7007 STROUF AVE SE
010	785330	0730	08/06	424,298	1,960	0	7	2006	3	7,384	N	N	33809 SE ODELL ST
010	785330	0820	08/06	389,535	1,960	0	7	2006	3	4,400	N	N	33911 SE ODELL ST
010	785330	0760	08/06	414,605	1,960	0	7	2006	3	4,400	N	N	33819 SE ODELL ST
010	785330	0300	08/06	423,695	1,960	0	7	2006	3	5,015	N	N	33812 SE ODELL ST
010	785330	0340	08/06	403,630	1,960	0	7	2006	3	5,046	N	N	33828 SE ODELL ST
010	785330	0330	07/06	421,550	1,960	0	7	2006	3	5,038	N	N	33824 SE ODELL ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785330	0770	07/06	417,745	1,960	0	7	2006	3	4,400	N	N	33823 SE ODELL ST
010	785327	0850	10/05	325,297	1,960	0	7	2005	3	4,575	N	N	6401 DOUGLAS AVE SE
010	785327	1120	10/05	341,980	1,960	0	7	2005	3	4,279	N	N	6510 SILENT CREEK AVE SE
010	785327	1020	09/05	374,720	1,960	0	7	2005	3	4,721	N	N	34608 SE CARMICHAEL ST
010	785327	0950	07/05	323,610	1,960	0	7	2005	3	4,617	N	N	6515 DOUGLAS AVE SE
010	785215	0380	06/07	445,000	1,970	0	7	2004	3	5,740	N	N	35324 SE KINSEY ST
010	785321	0130	03/07	430,000	1,970	0	7	2004	3	3,773	N	N	36701 SE GRAVENSTEIN CT
010	785218	0540	12/05	400,000	1,970	0	7	2004	3	4,105	N	N	36406 SE WOODY CREEK LN
010	785330	2240	10/06	387,061	1,980	0	7	2006	3	8,686	N	N	6604 SALMON BERRY CT SE
010	785330	1770	06/06	424,220	1,980	0	7	2006	3	5,087	N	N	34010 SE INDIAN PLUM ST
010	785330	1780	06/06	407,815	1,980	0	7	2006	3	5,087	N	N	34014 SE INDIAN PLUM ST
010	785330	2300	05/06	396,285	1,980	0	7	2006	3	5,143	N	N	6710 QUIGLEY AVE SE
010	785327	1080	02/06	470,000	1,980	0	7	2005	3	4,557	N	N	6524 SILENT CREEK AVE SE
010	785327	1080	04/05	350,030	1,980	0	7	2005	3	4,557	N	N	6524 SILENT CREEK AVE SE
010	785327	0970	08/05	326,280	2,020	0	7	2005	3	4,618	N	N	6521 DOUGLAS AVE SE
010	785327	0980	06/05	313,313	2,020	0	7	2005	3	4,618	N	N	6525 DOUGLAS AVE SE
010	785213	0630	10/06	480,000	2,030	0	7	2002	3	6,577	N	N	7313 SILENT CREEK AVE SE
010	785330	1950	08/07	431,270	2,060	0	7	2007	3	4,417	N	N	34010 SE CARMICHAEL ST
010	785330	1970	08/07	431,695	2,060	0	7	2007	3	4,400	N	N	34018 SE CARMICHAEL ST
010	785330	2150	06/07	437,260	2,060	0	7	2007	3	4,375	N	N	34230 SE CARMICHAEL ST
010	785330	2130	06/07	429,640	2,060	0	7	2007	3	4,399	N	N	34222 SE CARMICHAEL ST
010	785330	2060	05/07	422,400	2,060	0	7	2006	3	4,400	N	N	34124 SE CARMICHAEL ST
010	785330	2080	05/07	432,290	2,060	0	7	2007	3	4,399	N	N	37202 SE CARMICHAEL ST
010	785330	2030	05/07	449,470	2,060	0	7	2007	3	5,365	N	N	34108 SE CARMICHAEL ST
010	785330	0480	01/07	430,000	2,060	0	7	2006	3	4,400	N	N	33830 SE STROUF ST
010	785330	0510	12/06	439,970	2,060	0	7	2006	3	4,578	N	N	7030 STROUF AVE SE
010	785330	0740	11/06	420,980	2,060	0	7	2006	3	4,400	N	N	33813 SE ODELL ST
010	785330	0520	10/06	462,725	2,060	0	7	2006	3	4,578	N	N	7026 STROUF AVE SE
010	785330	0700	09/06	396,110	2,060	0	7	2006	3	4,400	N	N	33820 SE MCCULLOUGH ST
010	785330	0780	09/06	413,060	2,060	0	7	2006	3	4,400	N	N	33827 SE ODELL ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785330	0640	09/06	427,354	2,060	0	7	2006	3	4,400	N	N	33910 SE MCCULLOUGH ST
010	785330	0710	08/06	412,065	2,060	0	7	2006	3	4,400	N	N	33818 SE MCCULLOUGH ST
010	785330	0620	08/06	403,070	2,060	0	7	2006	3	4,413	N	N	33918 SE MCCULLOUGH ST
010	785215	0720	07/06	430,000	2,070	0	7	2002	3	4,697	N	N	34830 SE KINSEY ST
010	785215	0660	07/05	374,000	2,070	0	7	2002	3	4,141	N	N	34833 SE RIDGE ST
010	785330	0390	04/07	429,870	2,090	0	7	2006	3	5,752	N	N	7017 CARMICHAEL AVE SE
010	785330	0550	01/07	408,000	2,090	0	7	2006	3	4,376	N	N	33827 SE MCCULLOUGH ST
010	785330	0580	12/06	437,985	2,090	0	7	2006	3	4,400	N	N	33907 SE MCCULLOUGH ST
010	785330	0670	10/06	415,290	2,090	0	7	2006	3	4,400	N	N	33900 SE MCCULLOUGH ST
010	785203	0300	01/07	435,000	2,120	0	7	1999	3	3,837	N	N	34602 COTTONWOOD DR SE
010	785203	0410	12/06	440,000	2,120	0	7	2000	3	4,001	N	N	7426 COTTONWOOD DR SE
010	785203	0020	08/06	444,000	2,120	0	7	1999	3	4,944	N	N	7417 DOUGLAS AVE SE
010	785213	0090	10/05	418,000	2,120	0	7	2002	3	4,171	N	N	7213 DOUGLAS AVE SE
010	785200	0090	08/05	373,450	2,120	0	7	1998	3	5,076	N	N	7106 AUTUMN AVE SE
010	785215	0630	04/05	355,000	2,120	0	7	2002	3	5,733	N	N	34821 SE RIDGE ST
010	785200	0170	02/05	329,500	2,120	0	7	1998	3	4,148	N	N	7224 AUTUMN AVE SE
010	785200	0530	02/07	461,000	2,160	0	7	1998	3	9,092	N	N	6927 AUTUMN AVE SE
010	785330	0190	09/07	499,999	2,170	0	7	2006	3	9,851	N	N	7025 STROUF AVE SE
010	785330	1040	08/07	454,690	2,170	0	7	2006	3	5,325	N	N	33829 SE SORENSON ST
010	785330	1120	07/07	504,070	2,170	0	7	2006	3	5,000	N	N	33805 SE SORENSON ST
010	785330	1210	05/07	463,488	2,170	0	7	2006	3	5,256	N	N	33810 SE SORENSON ST
010	785330	1070	04/07	485,585	2,170	0	7	2006	3	7,508	N	N	6730 TIBBITS AVE SE
010	785330	1240	02/07	438,265	2,170	0	7	2006	3	5,866	N	N	33822 SE SORENSON ST
010	785330	1250	02/07	470,445	2,170	0	7	2006	3	6,048	N	N	38826 SE SORENSON ST
010	785330	0970	01/07	489,466	2,170	0	7	2006	3	4,587	N	N	33820 SE TIBBITS ST
010	785330	0980	11/06	449,510	2,170	0	7	2006	3	4,587	N	N	33824 SE TIBBITS ST
010	785330	0110	11/06	467,915	2,170	0	7	2007	3	5,250	N	N	33827 SE STROUF ST
010	785330	0190	09/06	454,065	2,170	0	7	2006	3	9,851	N	N	7025 STROUF AVE SE
010	785321	0080	06/06	455,000	2,190	0	7	2004	3	3,501	N	N	7627 ORCHARD AVE NE
010	785327	0820	11/05	374,095	2,190	0	7	2005	3	8,377	N	N	34505 SE DIO ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785327	0800	09/05	347,520	2,190	0	7	2005	3	4,818	N	N	34419
010	785330	2350	05/06	445,310	2,210	0	7	2006	3	5,000	N	N	34010 SE SORENSON ST
010	785330	2360	05/06	462,560	2,210	0	7	2006	3	5,000	N	N	34006 SE SORENSON ST
010	785327	1100	06/05	316,755	2,220	0	7	2005	3	4,660	N	N	6518 SILENT CREEK AVE SE
010	785330	2230	10/06	431,427	2,230	0	7	2006	3	8,917	N	N	6530 SALMON BERRY CT SE
010	785323	0570	09/06	472,500	2,230	0	7	2004	3	5,800	N	N	7721 MELROSE LN SE
010	785327	0830	10/05	354,835	2,230	0	7	2005	3	7,934	N	N	6323 DOUGLAS AVE SE
010	785213	0760	07/06	495,000	2,240	0	7	2002	3	6,591	N	N	7209 SILENT CREEK AVE SE
010	785213	0830	06/06	481,000	2,240	0	7	2002	3	6,047	N	N	7119 SILENT CREEK AVE SE
010	785213	0640	08/05	425,000	2,240	0	7	2002	3	6,396	N	N	7311 SILENT CREEK AVE SE
010	785218	0090	02/05	351,827	2,240	0	7	2004	3	4,653	N	N	7826 FISHER AVE SE
010	785218	0040	02/05	314,927	2,240	0	7	2004	3	3,588	N	N	7806 FISHER AVE SE
010	785218	0070	02/05	336,385	2,240	0	7	2004	3	3,797	N	N	7818 FISHER AVE SE
010	785327	0890	09/06	424,000	2,259	0	7	2005	3	3,650	N	N	6415 DOUGLAS AVE SE
010	785327	0890	07/05	320,010	2,259	0	7	2005	3	3,650	N	N	6415 DOUGLAS AVE SE
010	785327	0860	08/05	330,670	2,260	0	7	2005	3	4,208	N	N	6405 DOUGLAS AVE SE
010	785330	0420	07/07	434,235	2,270	0	7	2006	3	4,741	N	N	7029 CARMICHAEL AVE SE
010	785330	2110	07/07	450,250	2,270	0	7	2007	3	4,399	N	N	34214 SE CARMICHAEL ST
010	785330	2040	06/07	432,615	2,270	0	7	2007	3	5,365	N	N	34116 SE CARMICHAEL ST
010	785330	2000	05/07	452,565	2,270	0	7	2007	3	4,400	N	N	34030 SE CARMICHAEL ST
010	785330	0470	10/06	422,275	2,270	0	7	2006	3	4,400	N	N	33902 SE STROUF ST
010	785330	0570	10/06	427,605	2,270	0	7	2006	3	4,400	N	N	33903 SE MCCULLOUGH ST
010	785330	0500	09/06	430,080	2,270	0	7	2006	3	5,911	N	N	7102 STROUF AVE SE
010	785330	0650	09/06	439,150	2,270	0	7	2006	3	4,400	N	N	33906 SE MCCULLOUGH ST
010	785330	0790	07/06	421,473	2,270	0	7	2006	3	4,400	N	N	33829 SE ODELL ST
010	785327	1180	07/07	405,000	2,280	0	7	2005	3	4,413	N	N	6414 SILENT CREEK AVE SE
010	785327	1180	10/05	323,200	2,280	0	7	2005	3	4,413	N	N	6414 SILENT CREEK AVE SE
010	785213	0710	08/06	490,000	2,284	0	7	2002	3	7,730	N	N	7225 SILENT CREEK AVE SE
010	785327	0880	08/05	387,765	2,300	0	7	2005	3	3,746	N	N	6411 DOUGLAS AVE SE
010	785215	0740	06/07	469,900	2,310	0	7	2002	3	4,462	N	N	34822 SE KINSEY ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785327	1190	11/05	359,805	2,310	0	7	2005	3	4,711	N	N	6410 SILENT CREEK AVE SE
010	785323	0680	08/05	402,730	2,310	0	7	2004	3	5,812	Y	N	7914 CORTLAND AVE SE
010	785323	0680	03/05	330,065	2,310	0	7	2004	3	5,812	Y	N	7914 CORTLAND AVE SE
010	785330	2380	09/07	460,000	2,320	0	7	2006	3	6,366	N	N	6724 CARMICHAEL AVE SE
010	785330	2470	02/07	437,900	2,320	0	7	2006	3	5,178	N	N	34003 SE CARMICHAEL ST
010	785330	2520	01/07	480,000	2,320	0	7	2006	3	10,046	N	N	6715 QUIGLEY AVE SE
010	785330	0530	10/06	426,115	2,320	0	7	2006	3	4,578	N	N	7022 STROUF AVE SE
010	785330	2180	10/06	413,943	2,320	0	7	2006	3	5,375	N	N	34310 SE CARMICHAEL ST
010	785330	0800	09/06	422,000	2,320	0	7	2006	3	4,400	N	N	33903 SE ODELL ST
010	785203	0400	08/06	475,000	2,320	0	7	2000	3	4,002	N	N	7430 COTTONWOOD DR SE
010	785330	1830	07/06	431,745	2,320	0	7	2006	3	7,261	N	N	34031 SE INDIAN PLUM ST
010	785330	2440	07/06	417,855	2,320	0	7	2006	3	5,178	N	N	6702 CARMICHAEL AVE SE
010	785330	2420	07/06	405,850	2,320	0	7	2006	3	5,178	N	N	6708 CARMICHAEL AVE SE
010	785203	0990	07/06	450,000	2,320	0	7	2001	3	4,500	N	N	7612 FERN AVE SE
010	785330	1880	06/06	416,875	2,320	0	7	2006	3	4,400	N	N	34015 SE INDIAN PLUM ST
010	785330	2380	06/06	412,875	2,320	0	7	2006	3	6,366	N	N	6724 CARMICHAEL AVE SE
010	785330	1890	06/06	418,640	2,320	0	7	2006	3	4,400	N	N	34011 SE INDIAN PLUM ST
010	785330	2470	06/06	397,770	2,320	0	7	2006	3	5,178	N	N	34003 SE CARMICHAEL ST
010	785330	2520	05/06	420,120	2,320	0	7	2006	3	10,046	N	N	6715 QUIGLEY AVE SE
010	785330	2510	05/06	403,350	2,320	0	7	2006	3	8,709	N	N	6711 QUIGLEY AVE SE
010	785203	0990	11/05	416,000	2,320	0	7	2001	3	4,500	N	N	7612 FERN AVE SE
010	785203	0260	06/05	379,450	2,320	0	7	2000	3	3,908	N	N	34526 COTTONWOOD DR SE
010	785215	0070	05/05	405,000	2,330	0	7	2002	3	5,128	N	N	35113 SE RIDGE ST
010	785327	0920	04/05	350,215	2,330	0	7	2005	3	4,034	N	N	6427 DOUGLAS AVE SE
010	785321	0020	08/07	405,000	2,340	0	7	2004	3	3,748	N	N	7605 SE ORCHARD DR
010	785218	0630	07/07	460,000	2,340	0	7	2004	3	4,058	N	N	36506 SE WOODY CREEK LN
010	785321	0010	04/07	440,000	2,340	0	7	2004	3	3,950	N	N	7601 SE ORCHARD DR
010	785213	0100	08/06	471,900	2,340	0	7	2002	3	4,273	N	N	7209 DOUGLAS AVE SE
010	785218	0670	07/06	449,900	2,340	0	7	2003	3	4,103	N	N	36522 SE WOODY CREEK LN
010	785321	0220	07/06	477,950	2,340	0	7	2004	3	3,748	N	N	36722 SE GRAVENSTEIN CT

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785327	1090	05/06	455,000	2,340	0	7	2005	3	4,559	N	N	6520 SILENT CREEK AVE SE
010	785218	0020	10/05	381,879	2,340	0	7	2003	3	3,449	N	N	7730 FISHER AVE SE
010	785327	1140	08/05	356,225	2,340	0	7	2005	3	4,909	N	N	6430 SILENT CREEK AVE SE
010	785327	1060	07/05	340,380	2,340	0	7	2005	3	4,557	N	N	6530 SILENT CREEK AVE SE
010	785327	1090	06/05	335,515	2,340	0	7	2005	3	4,559	N	N	6520 SILENT CREEK AVE SE
010	785327	0910	06/05	335,370	2,340	0	7	2005	3	4,714	N	N	6423 DOUGLAS AVE SE
010	785218	0260	12/05	430,000	2,350	0	7	2004	3	4,456	N	N	36426 SE FOREST ST
010	785327	1250	11/05	408,840	2,350	0	7	2005	3	5,697	N	N	6419 SILENT CREEK AVE SE
010	785323	0490	11/07	475,000	2,360	0	7	2004	3	6,200	N	N	36832 SE BRAEBURN ST
010	785203	0140	06/07	444,000	2,360	0	7	2000	3	4,627	N	N	7615 DOUGLAS AVE SE
010	785200	0030	06/06	457,000	2,360	0	7	1998	3	5,171	N	N	7014 AUTUMN AVE SE
010	785200	0230	05/06	475,000	2,360	0	7	1998	3	4,714	N	N	7248 AUTUMN AVE SE
010	785203	0140	05/06	465,000	2,360	0	7	2000	3	4,627	N	N	7615 DOUGLAS AVE SE
010	785203	0050	04/06	473,950	2,360	0	7	2000	3	5,466	N	N	7431 DOUGLAS AVE SE
010	785213	0050	04/06	470,000	2,360	0	7	2001	3	4,452	N	N	7305 DOUGLAS AVE SE
010	785203	0430	02/06	465,500	2,360	0	7	2000	3	4,027	N	N	7418 COTTONWOOD DR SE
010	785200	0110	10/05	448,500	2,360	0	7	1998	3	4,670	N	N	7114 AUTUMN AVE SE
010	785213	0020	09/05	418,500	2,360	0	7	2002	3	3,984	N	N	7319 DOUGLAS AVE SE
010	785215	0640	08/05	426,000	2,360	0	7	2002	3	4,080	N	N	34825 SE RIDGE ST
010	785200	0070	08/05	416,990	2,360	0	7	1998	3	5,620	N	N	7032 AUTUMN AVE SE
010	785203	0090	06/05	361,500	2,360	0	7	1999	3	4,993	N	N	7517 DOUGLAS AVE SE
010	785323	0270	12/05	475,000	2,370	0	7	2004	3	6,082	N	N	37127 SE GALA CT
010	785327	1110	06/05	330,840	2,370	0	7	2005	3	4,570	N	N	6514 SILENT CREEK AVE SE
010	785203	0230	05/05	403,000	2,370	0	7	2000	3	4,539	N	N	34516 COTTONWOOD DR SE
010	785210	0090	08/06	464,900	2,380	0	7	2001	3	5,611	N	N	7920 SE STELLER WAY
010	785203	0520	01/07	460,000	2,390	0	7	2000	3	4,165	N	N	34514 SE LINDEN LOOP
010	785203	0460	02/06	475,000	2,390	0	7	2000	3	5,316	N	N	34529 SE LINDEN LOOP
010	785203	0580	01/06	465,500	2,390	0	7	2000	3	6,306	N	N	34602 SE LINDEN LOOP
010	785327	0810	12/05	403,939	2,390	0	7	2005	3	4,922	N	N	34423 SE DIO ST
010	785327	0870	09/05	360,510	2,390	0	7	2005	3	3,931	N	N	6409 DOUGLAS AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785327	0780	09/05	349,895	2,390	0	7	2005	3	4,542	N	N	34413 SE DIO ST
010	785327	0770	08/05	351,728	2,390	0	7	2005	3	5,555	N	N	34409 SE DIO ST
010	785327	1170	08/05	342,895	2,390	0	7	2005	3	4,110	N	N	6418 SILENT CREEK AVE SE
010	785327	0990	08/05	330,325	2,390	0	7	2005	3	5,177	N	N	6529 DOUGLAS AVE SE
010	785327	1010	07/05	333,865	2,390	0	7	2005	3	4,941	N	N	34612 SE CARMICHAEL ST
010	785215	0470	06/06	479,950	2,410	0	7	2003	3	4,831	N	N	35226 SE KINSEY ST
010	785329	0070	03/06	449,745	2,410	0	7	2006	3	5,996	N	N	6303 SILENT CREEK AVE SE
010	785200	0340	11/07	459,900	2,420	0	7	1998	3	7,307	N	N	7221 AUTUMN AVE SE
010	785200	0290	09/07	494,000	2,420	0	7	1998	3	6,135	N	N	7245 AUTUMN AVE SE
010	785203	0130	03/07	459,990	2,420	0	7	1999	3	4,655	N	N	7603 DOUGLAS AVE SE
010	785200	0310	04/06	482,000	2,420	0	7	1998	3	6,598	N	N	7227 AUTUMN AVE SE
010	785200	0580	02/06	480,000	2,420	0	7	1998	3	7,891	N	N	6924 AUTUMN AVE SE
010	785327	1150	09/05	364,070	2,420	0	7	2005	3	3,505	N	N	6426 SILENT CREEK AVE SE
010	785200	0080	08/05	444,950	2,420	0	7	1998	3	5,507	N	N	7100 AUTUMN AVE SE
010	785200	0220	08/05	409,950	2,420	0	7	1998	3	4,567	N	N	7244 AUTUMN AVE SE
010	785203	0040	08/05	422,500	2,420	0	7	1999	3	5,347	N	N	7425 DOUGLAS AVE SE
010	785200	0200	08/05	400,000	2,420	0	7	1998	3	4,336	N	N	7234 AUTUMN AVE SE
010	785200	0560	07/05	425,000	2,420	0	7	1998	3	6,750	Y	N	6912 AUTUMN AVE SE
010	785330	1220	06/07	468,211	2,440	0	7	2007	3	5,088	N	N	33814 SE SORENSON ST
010	785330	0040	06/07	473,770	2,440	0	7	2007	3	5,249	N	N	33927 SE STROUF ST
010	785330	1130	06/07	483,753	2,440	0	7	2007	3	5,000	N	N	33801 SE SORENSON ST
010	785330	0870	06/07	459,805	2,440	0	7	2007	3	5,196	N	N	33901 SE TIBBITS ST
010	785330	1260	06/07	471,435	2,440	0	7	2007	3	5,144	N	N	33904 SE SORENSON ST
010	785330	1080	01/07	451,910	2,440	0	7	2006	3	8,913	N	N	6804 TIBBITS AVE SE
010	785330	1020	01/07	475,163	2,440	0	7	2006	3	6,154	N	N	33907 SE SORENSON ST
010	785330	1300	01/07	474,253	2,440	0	7	2006	3	7,155	N	N	6709 CARMICHAEL AVE SE
010	785330	1280	01/07	472,210	2,440	0	7	2006	3	11,053	N	N	6717 CARMICHAEL AVE SE
010	785330	1090	12/06	472,685	2,440	0	7	2006	3	7,962	N	N	6810 TIBBITS AVE SE
010	785330	2220	10/06	425,461	2,440	0	7	2006	3	6,638	N	N	6529 SALMON BERRY CT SE
010	785330	0360	07/06	440,100	2,440	0	7	2006	3	5,061	N	N	33906 SE ODELL ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785330	1790	06/06	450,215	2,440	0	7	2006	3	5,087	N	N	34018 SE INDIAN PLUM ST
010	785330	2320	06/06	430,570	2,440	0	7	2006	3	5,142	N	N	6718 QUIGLEY AVE SE
010	785330	2340	06/06	453,605	2,440	0	7	2006	3	6,406	N	N	34014 SE SORENSON ST
010	785330	2090	07/07	440,190	2,460	0	7	2007	3	4,399	N	N	34206 SE CARMICHAEL ST
010	785330	1940	07/07	472,791	2,460	0	7	2007	3	4,888	N	N	34006 SE CARMICHAEL ST
010	785330	1960	07/07	447,863	2,460	0	7	2007	3	4,400	N	N	34014 SE CARMICHAEL ST
010	785330	2140	07/07	446,308	2,460	0	7	2007	3	4,399	N	N	34226 SE CARMICHAEL ST
010	785200	0420	06/07	485,000	2,460	0	7	1998	3	7,909	N	N	7101 AUTUMN AVE SE
010	785330	0400	06/07	473,305	2,460	0	7	2006	3	4,744	N	N	7021 CARMICHAEL AVE SE
010	785200	0520	04/07	494,000	2,460	0	7	1998	3	6,648	N	N	6929 AUTUMN AVE SE
010	785330	0590	01/07	467,270	2,460	0	7	2006	3	4,400	N	N	33911 SE MCCULLOUGH ST
010	785330	0440	01/07	472,095	2,460	0	7	2006	3	4,376	N	N	33912 SE STROUF ST
010	785330	0600	12/06	433,085	2,460	0	7	2006	3	4,376	N	N	33913 SE MCCULLOUGH ST
010	785330	0460	12/06	467,320	2,460	0	7	2006	3	4,400	N	N	33906 SE STROUF ST
010	785330	0680	10/06	453,882	2,460	0	7	2006	3	4,400	N	N	33828 SE MCCULLOUGH ST
010	785330	0560	10/06	452,600	2,460	0	7	2006	3	4,400	N	N	33829 SE MCCULLOUGH ST
010	785330	0750	09/06	445,325	2,460	0	7	2006	3	4,400	N	N	33817 SE ODELL ST
010	785330	0540	09/06	450,255	2,460	0	7	2006	3	5,979	N	N	7018 STROUF AVE SE
010	785330	0810	08/06	443,520	2,460	0	7	2006	3	4,400	N	N	33907 SE ODELL ST
010	785330	0720	08/06	455,455	2,460	0	7	2006	3	6,454	N	N	33814 SE MCCULLOUGH ST
010	785330	1810	07/06	422,405	2,460	0	7	2006	3	8,006	N	N	34107 SE SALAL ST
010	785330	2390	07/06	436,150	2,460	0	7	2006	3	5,200	N	N	6720 CARMICHAEL AVE SE
010	785330	1920	06/06	426,930	2,460	0	7	2006	3	7,545	N	N	33927 SE INDIAN PLUM ST
010	785330	2490	05/06	408,600	2,460	0	7	2006	3	5,253	N	N	34011 SE CARMICHAEL ST
010	785200	0480	05/06	479,000	2,460	0	7	1998	3	6,916	N	N	7015 AUTUMN AVE SE
010	785200	0490	10/05	465,000	2,460	0	7	1998	3	7,235	N	N	7011 AUTUMN AVE SE
010	785200	0550	09/05	457,500	2,460	0	7	1998	3	9,672	Y	N	6923 AUTUMN AVE SE
010	785200	0540	03/05	398,000	2,460	0	7	1998	3	16,460	Y	N	6925 AUTUMN AVE SE
010	785330	2530	08/07	537,000	2,480	0	7	2006	3	9,971	N	N	6719 QUIGLEY AVE SE
010	785323	0050	02/07	464,950	2,480	0	7	2004	3	4,794	N	N	36922 SE BRAEBURN ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785323	0190	09/06	479,000	2,480	0	7	2004	3	6,646	N	N	37020 SE GALA CT
010	785326	0130	08/06	449,950	2,480	0	7	2005	3	6,163	N	N	7105 ALLMAN AVE SE
010	785326	0150	07/06	495,000	2,480	0	7	2005	3	5,665	N	N	7101 ALLMAN AVE SE
010	785323	0090	06/06	465,000	2,480	0	7	2004	3	5,279	N	N	7720 MELROSE LN SE
010	785330	2530	05/06	419,965	2,480	0	7	2006	3	9,971	N	N	6719 QUIGLEY AVE SE
010	785326	0200	05/06	489,950	2,480	0	7	2005	3	4,500	N	N	7030 ALLMAN AVE SE
010	785213	0490	05/06	499,950	2,480	0	7	2003	3	4,543	N	N	7316 SILENT CREEK AVE SE
010	785329	0060	03/06	469,810	2,480	0	7	2006	3	6,216	N	N	6307 SILENT CREEK AVE SE
010	785329	0010	03/06	423,795	2,480	0	7	2006	3	5,825	N	N	6329 SILENT CREEK AVE SE
010	785218	0900	02/06	503,000	2,480	0	7	2004	3	6,430	N	N	36317 SE WOODY CREEK LN
010	785329	0120	02/06	428,530	2,480	0	7	2006	3	5,972	N	N	6213 SILENT CREEK AVE SE
010	785327	1270	12/05	373,220	2,480	0	7	2005	3	4,490	N	N	6425 SILENT CREEK AVE SE
010	785327	0250	12/05	414,425	2,480	0	7	2005	3	5,783	N	N	6420 DOUGLAS AVE SE
010	785327	1300	12/05	390,460	2,480	0	7	2005	3	5,038	N	N	6503 SILENT CREEK AVE SE
010	785323	0300	10/05	478,500	2,480	0	7	2004	3	6,757	N	N	37027 SE GALA CT
010	785326	0010	08/05	330,115	2,480	0	7	2005	3	5,294	N	N	37115 SE STEWART ST
010	785326	0040	07/05	358,175	2,480	0	7	2005	3	4,500	N	N	37103 SE STEWART ST
010	785326	0110	06/05	340,235	2,480	0	7	2005	3	5,691	N	N	7109 ALLMAN AVE SE
010	785326	0080	06/05	357,816	2,480	0	7	2005	3	5,808	N	N	37023 SE STEWART ST
010	785326	0150	05/05	347,190	2,480	0	7	2005	3	5,665	N	N	7101 ALLMAN AVE SE
010	785213	0150	05/05	414,900	2,480	0	7	2003	3	6,058	N	N	7131 CRANBERRY CT SE
010	785326	0090	05/05	342,027	2,480	0	7	2005	3	5,237	N	N	7117 ALLMAN AVE SE
010	785326	0130	05/05	332,915	2,480	0	7	2005	3	6,163	N	N	7105 ALLMAN AVE SE
010	785326	0070	04/05	345,772	2,480	0	7	2005	3	5,680	N	N	37027 SE STEWART ST
010	785326	0200	04/05	336,428	2,480	0	7	2005	3	4,500	N	N	7030 ALLMAN AVE SE
010	785326	0190	04/05	336,867	2,480	0	7	2005	3	4,761	N	N	7026 ALLMAN AVE SE
010	785326	0170	04/05	359,117	2,480	0	7	2005	3	5,688	N	N	7018 ALLMAN AVE SE
010	785326	0210	04/05	346,521	2,480	0	7	2005	3	4,500	N	N	7102 ALLMAN AVE SE
010	785326	0160	03/05	340,922	2,480	0	7	2005	3	4,995	N	N	7014 ALLMAN AVE SE
010	785213	0390	11/07	485,000	2,510	0	7	2002	3	4,508	N	N	7220 SILENT CREEK AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785213	0820	10/07	445,000	2,510	0	7	2002	3	4,590	N	N	7121 SILENT CREEK AVE SE
010	785213	0730	12/05	435,000	2,510	0	7	2002	3	4,484	N	N	7221 SILENT CREEK AVE SE
010	785213	0140	09/05	448,500	2,510	0	7	2002	3	6,261	N	N	7127 CRANBERRY CT SE
010	785213	0660	03/05	357,000	2,510	0	7	2002	3	4,366	N	N	7307 SILENT CREEK AVE SE
010	785218	0170	07/07	449,950	2,520	0	7	2003	3	4,605	N	N	36314 SE FOREST ST
010	785218	0770	06/07	499,950	2,520	0	7	2003	3	5,657	N	N	36515 SE WOODY CREEK LN
010	785213	0460	12/06	491,500	2,520	0	7	2002	3	4,104	N	N	7307 COTTONWOOD DR SE
010	785218	0820	10/06	490,000	2,520	0	7	2003	3	8,671	N	N	36423 SE WOODY CREEK LN
010	785218	0780	02/06	463,000	2,520	0	7	2003	3	5,718	N	N	36511 SE WOODY CREEK LN
010	785218	0170	10/05	409,840	2,520	0	7	2003	3	4,605	N	N	36314 SE FOREST ST
010	785218	0800	03/05	424,500	2,520	0	7	2003	3	7,445	N	N	36503 SE WOODY CREEK LN
010	785213	0430	03/07	482,500	2,530	0	7	2002	3	5,021	N	N	7310 COTTONWOOD DR SE
010	785323	0400	07/06	483,000	2,530	0	7	2004	3	4,500	N	N	7833 CORTLAND AVE SE
010	785213	0260	10/05	432,500	2,530	0	7	2002	3	5,034	N	N	7214 CRANBERRY CT SE
010	785203	0660	12/06	445,000	2,550	0	7	2000	3	4,500	N	N	7520 RAVEN AVE SE
010	785323	0540	10/05	450,000	2,550	0	7	2000	3	4,458	N	N	36909 SE BRAEBURN ST
010	785203	0880	05/05	397,500	2,550	0	7	2000	3	5,500	N	N	7701 FERN AVE SE
010	785203	0840	05/05	406,200	2,550	0	7	2000	3	5,500	N	N	7617 FERN AVE SE
010	785215	0680	07/05	429,950	2,560	0	7	2002	3	4,295	N	N	34907 SE RIDGE ST
010	785330	1170	07/07	478,015	2,570	0	7	2007	3	7,379	N	N	33726 SE SORENSON ST
010	785330	1160	04/07	512,555	2,570	0	7	2006	3	4,937	N	N	33721 SE SORENSON ST
010	785330	1060	04/07	442,773	2,570	0	7	2007	3	5,798	N	N	33821 SE SORENSON ST
010	785330	1270	04/07	491,550	2,570	0	7	2007	3	5,904	N	N	33908 SE SORENSON ST
010	785330	0160	11/06	494,830	2,570	0	7	2006	3	8,113	N	N	7107 STROUF AVE SE
010	785330	0250	11/06	499,278	2,570	0	7	2006	3	5,292	N	N	6923 STROUF AVE SE
010	785330	0140	11/06	507,890	2,570	0	7	2006	3	6,933	N	N	33815 SE STROUF ST
010	785330	0150	11/06	474,058	2,570	0	7	2006	3	10,077	N	N	33811 SE STROUF ST
010	785330	0200	10/06	451,691	2,570	0	7	2006	3	5,577	N	N	7021 STROUF AVE SE
010	785330	2170	10/06	428,195	2,570	0	7	2006	3	4,377	N	N	34306 SE CARMICHAEL ST
010	785330	0290	07/06	443,550	2,570	0	7	2006	3	6,157	N	N	33808 SE ODELL ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785330	0380	07/06	446,055	2,570	0	7	2006	3	5,959	N	N	33914 SE ODELL ST
010	785330	0830	07/06	498,530	2,570	0	7	2006	3	7,569	N	N	33915 SE ODELL ST
010	785326	0230	05/05	366,264	2,570	0	7	2005	3	4,500	N	N	7110 ALLMAN AVE SE
010	785326	0120	04/05	339,470	2,570	0	7	2005	3	6,371	N	N	7107 ALLMAN AVE SE
010	785327	0230	01/06	430,720	2,590	0	7	2005	3	5,686	N	N	6426 DOUGLAS AVE SE
010	785327	0290	12/05	413,190	2,590	0	7	2005	3	5,367	N	N	6330 DOUGLAS AVE SE
010	785327	0280	12/05	399,130	2,590	0	7	2005	3	5,229	N	N	6406 DOUGLAS AVE SE
010	785327	0300	12/05	422,186	2,590	0	7	2005	3	5,789	N	N	6326 DOUGLAS AVE SE
010	785327	1290	12/05	399,955	2,590	0	7	2005	3	4,921	N	N	6429 SILENT CREEK AVE SE
010	785327	1240	11/05	456,453	2,590	0	7	2005	3	5,629	N	N	6415 SILENT CREEK AVE SE
010	785327	1220	11/05	427,225	2,590	0	7	2005	3	5,539	N	N	6403 SILENT CREEK AVE SE
010	785330	2270	06/06	446,930	2,600	0	7	2006	3	5,712	N	N	6628 QUIGLEY AVE SE
010	785327	1040	01/06	343,680	2,600	0	7	2005	3	6,382	N	N	34528 SE CARMICHAEL ST
010	785327	1210	10/05	391,270	2,600	0	7	2005	3	6,939	N	N	6402 SILENT CREEK AVE SE
010	785327	0840	09/05	371,745	2,600	0	7	2005	3	4,985	N	N	6329 DOUGLAS AVE SE
010	785327	1070	06/05	357,045	2,600	0	7	2005	3	4,557	N	N	6526 SILENT CREEK AVE SE
010	785327	1130	05/05	390,750	2,600	0	7	2005	3	5,998	N	N	6506 SILENT CREEK AVE SE
010	785213	0700	10/07	455,000	2,610	0	7	2002	3	4,849	N	N	7227 SILENT CREEK AVE SE
010	785215	0570	04/05	402,503	2,610	0	7	2003	3	4,914	N	N	35124 SE KINSEY ST
010	785213	0780	03/05	382,000	2,610	0	7	2002	3	4,240	N	N	7129 SILENT CREEK AVE SE
010	785213	0810	03/05	392,000	2,610	0	7	2003	3	4,537	N	N	7123 SILENT CREEK AVE SE
010	785215	0670	10/06	460,000	2,620	0	7	2002	3	4,646	N	N	34903 SE RIDGE ST
010	785203	0220	01/06	480,500	2,620	0	7	2000	3	5,130	N	N	34512 COTTONWOOD DR SE
010	785218	0710	06/07	499,950	2,630	0	7	2003	3	6,308	N	N	36604 SE WOODY CREEK LN
010	785213	0560	06/07	485,500	2,640	0	7	2002	3	5,108	N	N	7327 SILENT CREEK AVE SE
010	785218	0140	06/06	508,500	2,640	0	7	2006	3	4,590	N	N	7803 COBBLE AVE SE
010	785218	0110	01/06	423,960	2,640	0	7	2006	3	3,947	N	N	7815 COBBLE AVE SE
010	785210	0110	04/05	420,000	2,640	0	7	2001	3	5,267	N	N	34516 SE JAY CT
010	785213	0610	03/05	380,000	2,640	0	7	2004	3	4,335	N	N	7317 SILENT CREEK AVE SE
010	785203	0450	04/07	489,000	2,660	0	7	2000	3	5,997	N	N	34531 SE LINDEN LOOP

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785203	0570	02/06	480,000	2,660	0	7	2000	3	4,950	N	N	34532 SE LINDEN LOOP
010	785203	0450	01/06	480,000	2,660	0	7	2000	3	5,997	N	N	34531 SE LINDEN LOOP
010	785203	0590	05/05	415,000	2,660	0	7	2000	3	7,018	N	N	34604 SE LINDEN LOOP
010	785330	0610	08/06	439,040	2,680	0	7	2006	3	6,746	N	N	33922 SE MCCULLOUGH ST
010	785330	1840	07/06	429,820	2,680	0	7	2006	3	5,381	N	N	34029 SE INDIAN PLUM ST
010	785330	2410	07/06	451,435	2,680	0	7	2006	3	5,178	N	N	6712 CARMICHAEL AVE SE
010	785203	0610	06/06	490,000	2,680	0	7	2000	3	4,500	N	N	7610 RAVEN AVE SE
010	785323	0460	06/06	504,000	2,690	0	7	2004	3	4,819	N	N	7809 CORTLAND AVE SE
010	785323	0100	02/07	515,000	2,700	0	7	2004	3	5,618	N	N	7724 MELROSE LN SE
010	785213	0320	05/06	510,000	2,700	0	7	2001	3	6,782	N	N	7312 CRANBERRY CT SE
010	785326	0140	09/06	485,000	2,710	0	7	2005	3	5,768	N	N	7103 ALLMAN AVE SE
010	785326	0020	08/05	367,540	2,710	0	7	2005	3	4,474	N	N	37111 STEWART ST
010	785326	0100	06/05	360,627	2,710	0	7	2005	3	6,638	N	N	7111 ALLMAN AVE SE
010	785326	0260	06/05	381,125	2,710	0	7	2005	3	7,111	N	N	7122 ALLMAN AVE SE
010	785326	0140	06/05	350,175	2,710	0	7	2005	3	5,768	N	N	7103 ALLMAN AVE SE
010	785326	0240	05/05	371,142	2,710	0	7	2005	3	4,500	N	N	7114 ALLMAN AVE SE
010	785218	0210	12/07	461,000	2,720	0	7	2004	3	4,456	N	N	36406 SE FOREST ST
010	785218	0350	11/07	480,000	2,720	0	7	2003	3	6,347	N	N	36529 SE FOREST ST
010	785330	1200	08/07	516,500	2,720	0	7	2006	3	5,425	N	N	33806 SE SORENSON ST
010	785330	0890	07/07	498,933	2,720	0	7	2007	3	5,211	N	N	33823 SE TIBBITS ST
010	785330	1110	05/07	490,603	2,720	0	7	2007	3	5,000	N	N	33809 SE SORENSON ST
010	785330	0120	04/07	505,000	2,720	0	7	2006	3	5,250	N	N	33823 SE STROUF ST
010	785330	1180	03/07	504,188	2,720	0	7	2006	3	6,224	N	N	33800 SE SORENSON ST
010	785330	1230	03/07	508,323	2,720	0	7	2006	3	5,212	N	N	33818 SE SORENSON ST
010	785330	1330	02/07	503,548	2,720	0	7	2006	3	10,045	N	N	6629 CARMICHAEL AVE SE
010	785330	1010	01/07	474,296	2,720	0	7	2006	3	8,004	N	N	33908 SE TIBBITS ST
010	785330	0950	01/07	478,976	2,720	0	7	2006	3	4,587	N	N	33812 SE TIBBITS ST
010	785330	0940	01/07	499,033	2,720	0	7	2006	3	5,335	N	N	33808 SE TIBBITS ST
010	785330	1000	12/06	507,343	2,720	0	7	2006	3	4,587	N	N	33904 SE TIBBITS ST
010	785330	1050	12/06	484,963	2,720	0	7	2006	3	6,145	N	N	33825 SE SORENSON ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785330	0860	12/06	490,153	2,720	0	7	2006	3	5,188	N	N	33905 SE TIBBITS ST
010	785330	0180	12/06	526,108	2,720	0	7	2006	3	8,265	N	N	7029 STROUF AVE SE
010	785330	0050	11/06	476,620	2,720	0	7	2006	3	5,250	N	N	33923 SE STROUF ST
010	785330	0090	11/06	480,298	2,720	0	7	2006	3	5,250	N	N	33906 SE STROUF ST
010	785330	0170	10/06	504,553	2,720	0	7	2006	3	7,894	N	N	7103 STROUF AVE SE
010	785330	0270	09/06	487,870	2,720	0	7	2006	3	7,092	N	N	6915 STROUF AVE SE
010	785330	0230	08/06	463,756	2,720	0	7	2006	3	5,000	N	N	7003 STROUF AVE SE
010	785218	0280	04/06	495,000	2,720	0	7	2004	3	4,456	N	N	36502 SE FOREST ST
010	785329	0030	08/07	540,000	2,730	0	7	2006	3	7,649	N	N	6319 SILENT CREEK AVE SE
010	785329	0080	03/06	430,655	2,730	0	7	2006	3	6,121	N	N	6229 SILENT CREEK AVE SE
010	785329	0030	03/06	465,718	2,730	0	7	2006	3	7,649	N	N	6319 SILENT CREEK AVE SE
010	785329	0050	03/06	460,220	2,730	0	7	2006	3	6,283	N	N	6311 SILENT CREEK AVE SE
010	785329	0100	02/06	441,075	2,730	0	7	2006	3	6,785	N	N	6221 SILENT CREEK AVE SE
010	785329	0110	02/06	434,760	2,730	0	7	2006	3	5,771	N	N	6217 SILENT CREEK AVE SE
010	785327	0210	01/06	432,130	2,730	0	7	2005	3	6,574	N	N	6506 DOUGLAS AVE SE
010	785327	1260	11/05	413,155	2,730	0	7	2005	3	4,798	N	N	6421 SILENT CREEK AVE SE
010	785323	0320	07/05	472,000	2,730	0	7	2004	3	8,514	N	N	37019 SE GALA CT
010	785323	0280	02/05	395,280	2,730	0	7	2005	3	5,612	N	N	37123 SE GALA CT
010	785329	0020	03/06	445,475	2,740	0	7	2006	3	7,191	N	N	6325 SILENT CREEK AVE SE
010	785203	0820	11/07	459,900	2,760	0	7	2001	3	5,500	N	N	7609 FERN AVE SE
010	785203	0730	08/07	475,000	2,760	0	7	2000	3	5,325	N	N	7445 RAVEN AVE SE
010	785203	0780	07/06	499,950	2,760	0	7	2000	3	5,000	N	N	7525 FERN AVE SE
010	785203	0730	01/06	480,000	2,760	0	7	2000	3	5,325	N	N	7445 RAVEN AVE SE
010	785203	0820	01/06	478,000	2,760	0	7	2001	3	5,500	N	N	7609 FERN AVE SE
010	785203	0690	03/05	427,000	2,760	0	7	2000	3	6,313	N	N	7512 RAVEN AVE SE
010	785330	1800	06/06	447,440	2,770	0	7	2006	3	8,583	N	N	34022 SE INDIAN PLUM ST
010	785330	1740	06/06	459,800	2,770	0	7	2006	3	6,196	N	N	33926 SE INDIAN PLUM ST
010	785330	1750	06/06	493,855	2,770	0	7	2006	3	5,435	N	N	33930 SE INDIAN PLUM ST
010	785330	2280	05/06	452,910	2,770	0	7	2006	3	5,144	N	N	6702 QUIGLEY AVE SE
010	785330	2290	05/06	432,437	2,770	0	7	2006	3	5,143	N	N	6706 QUIGLEY AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785330	2330	05/06	483,635	2,770	0	7	2006	3	5,143	N	N	6722 QUIGLEY AVE SE
010	785213	0130	08/06	519,000	2,780	0	7	2002	3	4,629	N	N	7123 SE CRANBERRY CT
010	785213	0130	11/05	458,000	2,780	0	7	2002	3	4,629	N	N	7123 SE CRANBERRY CT
010	785218	0250	07/05	452,500	2,820	0	7	2004	3	4,456	N	N	36422 SE FOREST ST
010	785218	0150	10/05	460,110	2,830	0	7	2003	3	4,421	N	N	36304 SE FOREST ST
010	785218	0190	06/06	525,000	2,870	0	7	2006	3	4,456	N	N	36326 SE FOREST ST
010	785218	0740	07/07	525,000	2,880	0	7	2003	3	6,434	N	N	36527 SE WOODY CREEK LN
010	785330	0280	08/06	511,258	2,880	0	7	2006	3	8,833	N	N	33804 SE ODELL ST
010	785327	0310	12/05	431,950	2,880	0	7	2005	3	5,476	N	N	6322 DOUGLAS AVE SE
010	785329	0090	10/06	545,000	2,890	0	7	2006	3	7,306	N	N	6225 SILENT CREEK AVE SE
010	785329	0040	03/06	466,140	2,890	0	7	2006	3	6,728	N	N	6315 SILENT CREEK AVE SE
010	785329	0090	03/06	450,165	2,890	0	7	2006	3	7,306	N	N	6225 SILENT CREEK AVE SE
010	785327	0260	12/05	422,600	2,890	0	7	2005	3	5,679	N	N	6416 DOUGLAS AVE SE
010	785326	0050	07/07	485,000	2,910	0	7	2005	3	4,631	N	N	37101 SE STEWART ST
010	785330	2370	06/06	489,345	2,910	0	7	2006	3	6,479	N	N	34002 SE SORENSON ST
010	785326	0030	08/05	367,050	2,910	0	7	2005	3	4,500	N	N	37107 SE STEWART ST
010	785326	0050	05/05	378,690	2,910	0	7	2005	3	4,631	N	N	37101 SE STEWART ST
010	785326	0250	05/05	405,935	2,910	0	7	2005	3	4,492	N	N	7118 ALLMAN AVE SE
010	785326	0060	05/05	388,569	2,910	0	7	2005	3	5,744	N	N	37029 SE STEWART ST
010	785326	0220	03/05	371,449	2,910	0	7	2005	3	4,500	N	N	7106 ALLMAN AVE SE
010	785326	0180	03/05	389,895	2,910	0	7	2005	3	6,129	N	N	7022 ALLMAN AVE SE
010	785203	0790	01/07	575,000	2,960	0	7	2000	3	5,027	N	N	7531 FERN AVE SE
010	785329	0130	02/06	475,120	2,960	0	7	2006	3	7,865	N	N	6209 SILENT CREEK AVE SE
010	785203	0720	02/05	412,950	2,960	0	7	2000	3	5,773	N	N	7443 RAVEN AVE SE
010	785213	0550	05/05	452,950	3,020	0	7	2002	3	6,788	N	N	7329 SILENT CREEK AVE SE
010	785330	0020	07/07	549,600	3,100	0	7	2007	3	5,298	N	N	34007 SE STROUF ST
010	785330	1100	02/07	565,376	3,100	0	7	2006	3	6,066	N	N	33813 SE SORENSON ST
010	785330	0850	01/07	526,258	3,100	0	7	2006	3	5,189	N	N	33909 SE TIBBITS ST
010	785330	1290	01/07	520,352	3,100	0	7	2006	3	5,633	N	N	6713 CARMICHAEL AVE SE
010	785330	1320	01/07	572,393	3,100	0	7	2006	3	14,290	N	N	6701 CARMICHAEL AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785330	1310	12/06	532,236	3,100	0	7	2006	3	11,124	N	N	6705 CARMICHAEL AVE SE
010	785330	0070	11/06	506,220	3,100	0	7	2006	3	5,250	N	N	33913 SE STROUF ST
010	785330	0060	10/06	515,528	3,100	0	7	2006	3	5,250	N	N	33919 SE STROUF ST
010	785330	0100	10/06	530,943	3,100	0	7	2006	3	5,250	N	N	33901 SE STROUF ST
010	785330	0130	10/06	537,281	3,100	0	7	2007	3	5,558	N	N	33819 SE STROUF ST
010	785330	0210	10/06	542,633	3,100	0	7	2006	3	5,200	N	N	7011 STROUF AVE SE
010	785330	0240	10/06	503,386	3,100	0	7	2006	3	5,000	N	N	6927 STROUF AVE SE
010	785330	0260	09/06	508,703	3,100	0	7	2006	3	6,615	N	N	6919 STROUF AVE SE
010	785330	0320	08/06	522,932	3,100	0	7	2006	3	5,031	N	N	33820 SE ODELL ST
010	785330	0350	07/06	493,420	3,100	0	7	2006	3	5,054	N	N	33902 SE ODELL ST
010	785330	0370	07/06	496,810	3,100	0	7	2006	3	5,069	N	N	33910 SE ODELL ST
010	785330	1760	06/06	516,790	3,130	0	7	2006	3	5,198	N	N	34006 SE INDIAN PLUM ST
010	785330	2310	06/06	499,950	3,130	0	7	2006	3	5,143	N	N	6714 QUIGLEY AVE SE
010	785323	0080	07/07	570,000	3,160	0	7	2004	3	6,160	N	N	7716 MELROSE LN SE
010	785330	2210	10/06	481,791	3,170	0	7	2006	3	8,117	N	N	6601 SALMON BERRY CT SE
010	785218	0730	06/07	550,000	3,210	0	7	2003	3	6,694	N	N	36603 SE WOODY CREEK LN
010	785218	0750	03/06	537,000	3,210	0	7	2003	3	5,532	N	N	36523 SE WOODY CREEK LN
010	785218	0160	10/05	473,188	3,210	0	7	2003	3	4,900	N	N	36308 SE FOREST ST
010	785218	0910	01/05	409,950	3,210	0	7	2004	3	5,898	N	N	36313 SE WOODY CREEK LN
010	785327	1280	11/06	542,500	3,280	0	7	2005	3	4,792	N	N	6427 SILENT CREEK AVE SE
010	785329	0140	04/06	517,365	3,280	0	7	2006	3	12,561	N	N	34308 SE BURKE ST
010	785327	0220	12/05	454,535	3,280	0	7	2005	3	6,179	N	N	6430 DOUGLAS AVE SE
010	785327	0270	12/05	461,215	3,280	0	7	2005	3	5,486	N	N	6410 DOUGLAS AVE SE
010	785327	1280	11/05	448,980	3,280	0	7	2005	3	4,792	N	N	6427 SILENT CREEK AVE SE
010	785323	0290	05/05	418,143	3,280	0	7	2005	3	6,152	N	N	37119 SE GALA CT
010	785327	1230	09/05	459,440	3,320	0	7	2005	3	5,118	N	N	6409 SILENT CREEK AVE SE
010	785202	0370	09/05	366,000	1,680	0	8	2001	3	3,970	N	N	7609 DOGWOOD LN SE
010	785202	0710	12/05	410,000	1,690	0	8	1999	3	3,610	N	N	7425 DOGWOOD LN SE
010	785209	0100	10/06	441,500	1,761	0	8	2000	3	3,761	N	N	7323 THOMPSON AVE SE
010	785209	0040	08/06	454,000	1,761	0	8	2000	3	3,761	N	N	7413 THOMPSON AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785204	0090	09/07	449,900	1,780	0	8	1999	3	3,986	N	N	7402 DOUGLAS AVE SE
010	785204	0200	12/06	448,000	1,780	0	8	1999	3	3,811	N	N	7210 DOUGLAS AVE SE
010	785202	0490	05/06	450,000	1,860	0	8	2000	3	4,039	N	N	7530 DOGWOOD LN SE
010	785217	0840	12/06	470,000	1,870	0	8	2003	3	3,566	N	N	6601 EAST CREST VIEW LOOP SE
010	785202	0580	10/06	462,999	1,890	0	8	1999	3	3,930	N	N	7438 DOGWOOD LN SE
010	785202	0690	07/05	356,000	1,890	0	8	1999	3	4,259	N	N	7429 DOGWOOD LN SE
010	785202	0400	07/05	400,000	1,890	0	8	1999	3	3,938	N	N	7525 DOGWOOD LN SE
010	785202	0520	01/05	357,000	1,890	0	8	1999	3	3,695	N	N	35513 SE KINSEY ST
010	785327	0730	07/06	620,000	1,930	410	8	2005	3	7,277	N	N	34424 SE DIO ST
010	785327	0430	06/06	599,950	1,930	410	8	2006	3	5,139	N	N	34502 SE BURKE ST
010	785327	0630	12/05	549,950	1,930	410	8	2005	3	6,973	N	N	34414 SE COCHRANE ST
010	785327	0730	09/05	498,226	1,930	410	8	2005	3	7,277	N	N	34424 SE DIO ST
010	785217	0700	10/07	440,000	1,950	0	8	2003	3	3,369	N	N	6508 WEST CREST VIEW LOOP SE
010	785217	0830	03/06	447,950	1,950	0	8	2003	3	3,234	N	N	6529 EAST CREST VIEW LOOP SE
010	785217	0610	08/05	417,000	1,950	0	8	2003	3	3,239	N	N	6608 WEST CREST VIEW LOOP SE
010	785217	0730	08/05	425,000	1,950	0	8	2003	3	3,168	N	N	35719 SE CREST VIEW LOOP SE
010	785202	0360	06/05	345,000	1,960	0	8	2001	3	4,685	N	N	7605 DOGWOOD LN SE
010	785217	0750	08/05	412,000	1,970	0	8	2003	3	3,833	N	N	35727 SE CREST VIEW LOOP SE
010	785209	0090	04/07	450,490	1,975	0	8	2000	3	3,761	N	N	7327 THOMPSON AVE SE
010	785211	0210	08/06	495,950	2,020	0	8	2001	3	5,493	N	N	6925 CURTIS DR SE
010	785211	0090	06/06	483,000	2,020	0	8	2002	3	5,525	N	N	7119 CURTIS DR SE
010	785211	0290	02/05	380,000	2,020	0	8	2002	3	5,671	N	N	7004 CURTIS DR SE
010	785202	0440	12/05	500,000	2,070	0	8	2001	3	5,250	N	N	7630 DOGWOOD LN SE
010	785202	0720	02/06	484,000	2,080	0	8	2000	3	4,931	N	N	7418 DOGWOOD LN SE
010	785209	0220	04/05	385,000	2,080	0	8	2000	3	4,079	N	N	7131 THOMPSON AVE SE
010	785204	0060	02/05	365,000	2,090	0	8	1999	3	3,986	N	N	7414 DOUGLAS AVE SE
010	785202	0600	03/06	530,000	2,100	0	8	1999	3	6,500	N	N	7427 HEATHER AVE SE
010	785202	0550	10/05	475,000	2,100	0	8	1999	3	3,843	N	N	35514 SE KINSEY ST
010	785322	0770	03/05	419,950	2,120	0	8	2004	3	6,061	N	N	36510 SE ISLEY ST
010	785214	0320	02/07	496,950	2,160	0	8	2003	3	4,540	N	N	6820 ELDERBERRY AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785214	0060	10/06	505,000	2,160	0	8	2003	3	5,452	N	N	6903 ELDERBERRY AVE SE
010	785209	0800	09/05	412,500	2,180	0	8	2001	3	4,210	N	N	34829 SE BURROWS WAY
010	785209	0830	07/05	415,000	2,183	0	8	2000	3	4,203	N	N	34817 SE BURROWS WAY
010	785211	0180	11/06	480,000	2,190	0	8	2002	3	5,843	N	N	7003 CURTIS DR SE
010	785204	0070	10/06	463,000	2,190	0	8	1999	3	3,986	N	N	7410 DOUGLAS AVE SE
010	785202	0530	05/06	509,000	2,190	0	8	1999	3	4,365	N	N	35517 SE KINSEY ST
010	785211	0010	09/05	516,000	2,190	0	8	2002	3	7,980	Y	N	7022 THOMPSON AVE SE
010	785211	0180	08/05	465,000	2,190	0	8	2002	3	5,843	N	N	7003 CURTIS DR SE
010	785202	0790	03/05	459,000	2,230	0	8	2000	3	5,348	N	N	7332 DOGWOOD LN SE
010	785209	0070	04/05	396,000	2,232	0	8	2000	3	3,761	N	N	7401 THOMPSON AVE SE
010	785322	0730	10/05	450,000	2,240	0	8	2004	3	5,857	N	N	36502 SE ISLEY ST
010	785202	0480	05/05	435,000	2,240	0	8	2000	3	6,324	N	N	7602 DOGWOOD LN SE
010	785322	0730	02/05	399,950	2,240	0	8	2004	3	5,857	N	N	36502 SE ISLEY ST
010	785202	0290	07/06	549,950	2,260	0	8	2000	3	6,739	N	N	7633 DOGWOOD LN SE
010	785214	0250	08/07	495,000	2,270	0	8	2003	3	5,261	N	N	6716 ELDERBERRY AVE SE
010	785214	0030	08/06	520,450	2,270	0	8	2003	3	5,145	N	N	6921 ELDERBERRY AVE SE
010	785214	0040	06/06	500,000	2,270	0	8	2003	3	5,536	N	N	6915 ELDERBERRY AVE SE
010	785322	0690	03/07	477,000	2,280	0	8	2004	3	6,134	N	N	36420 SE ISLEY ST
010	785211	0070	08/07	605,000	2,300	0	8	2001	3	7,398	Y	N	7114 THOMPSON AVE SE
010	785211	0070	10/05	515,000	2,300	0	8	2001	3	7,398	Y	N	7114 THOMPSON AVE SE
010	785325	0170	08/07	535,000	2,320	210	8	2005	3	6,695	N	N	7002 SILENT CREEK AVE SE
010	785327	0490	08/06	589,950	2,320	550	8	2005	3	6,889	N	N	34401 SE BURKE ST
010	785325	0170	05/05	449,950	2,320	210	8	2005	3	6,695	N	N	7002 SILENT CREEK AVE SE
010	785327	0530	06/06	585,950	2,340	550	8	2006	3	7,704	N	N	34415 SE BURKE ST
010	785327	0670	12/05	519,950	2,340	550	8	2005	3	6,402	N	N	34413 SE COCHRANE ST
010	785329	0220	05/07	693,000	2,350	600	8	2006	3	7,411	N	N	34323 SE BURKE ST
010	785329	0220	11/06	669,950	2,350	600	8	2006	3	7,411	N	N	34323 SE BURKE ST
010	785327	0510	10/06	659,000	2,350	600	8	2006	3	7,711	N	N	34409 SE BURKE ST
010	785327	0540	05/06	653,438	2,350	600	8	2005	3	7,730	N	N	34419 SE BURKE ST
010	785327	0660	04/06	599,950	2,350	600	8	2005	3	6,292	N	N	34409 SE COCHRANE ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785327	0560	02/06	599,950	2,350	600	8	2005	3	9,262	N	N	34507 SE BURKE ST
010	785214	0290	09/05	449,500	2,350	0	8	2003	3	5,746	N	N	6814 ELDERBERRY AVE SE
010	785325	0130	06/05	482,950	2,350	600	8	2005	3	6,285	N	N	6912 SILENT CREEK AVE SE
010	785325	0150	05/05	488,950	2,350	600	8	2005	3	6,968	N	N	6922 SILENT CREEK AVE SE
010	785209	0540	11/07	480,000	2,360	0	8	2000	3	7,439	N	N	34804 SE CURTIS DR
010	785201	0960	10/07	520,000	2,400	0	8	1998	3	5,800	N	N	7033 FAIRWAY AVE SE
010	785201	0940	08/07	499,900	2,400	0	8	1998	3	5,817	N	N	7105 FAIRWAY AVE SE
010	785201	0900	06/06	558,500	2,400	0	8	1998	3	6,182	N	N	7217 FAIRWAY AVE SE
010	785201	0990	05/06	540,000	2,400	0	8	1998	3	5,818	N	N	7017 FAIRWAY AVE SE
010	785204	0080	09/05	440,000	2,400	0	8	1999	3	3,986	N	N	7406 DOUGLAS AVE SE
010	785322	0940	06/05	450,000	2,400	0	8	2004	3	6,021	N	N	36313 SE ISLEY ST
010	785202	0450	03/05	420,000	2,400	0	8	2000	3	6,403	N	N	7638 DOGWOOD LN SE
010	785327	0690	09/05	489,950	2,410	360	8	2005	3	6,721	N	N	34423 SE COCHRANE ST
010	785219	0310	02/05	475,000	2,410	360	8	2004	3	6,658	N	N	6830 SILENT CREEK AVE SE
010	785204	0190	05/05	415,000	2,420	0	8	1999	3	3,811	N	N	7214 DOUGLAS AVE SE
010	785325	0190	04/05	494,950	2,420	600	8	2005	3	6,822	N	N	7010 SILENT CREEK AVE SE
010	785325	0210	04/05	497,950	2,420	600	8	2005	3	7,753	N	N	7018 SILENT CREEK AVE SE
010	785219	0620	02/05	484,950	2,430	0	8	2004	3	5,750	N	N	7005 COOK CT SE
010	785202	0540	08/05	470,000	2,460	0	8	1999	3	4,256	N	N	35518 SE KINSEY ST
010	785209	0600	05/05	450,000	2,460	0	8	2001	3	5,710	N	N	34904 SE CURTIS DR
010	785219	0250	03/05	439,950	2,460	0	8	2004	3	6,358	N	N	6802 SILENT CREEK AVE SE
010	785322	0810	02/05	404,950	2,460	0	8	2004	3	7,558	N	N	36503 SE ISLEY ST
010	785214	0390	05/07	545,000	2,470	0	8	2003	3	7,615	N	N	6922 ELDERBERRY AVE SE
010	785214	0010	04/07	540,000	2,470	0	8	2003	3	14,355	N	N	6929 ELDERBERRY AVE SE
010	785214	0310	03/07	555,000	2,470	0	8	2003	3	5,840	N	N	6818 ELDERBERRY AVE SE
010	785214	0020	03/07	558,000	2,470	0	8	2003	3	10,997	N	N	6925 ELDERBERRY AVE SE
010	785214	0350	12/06	560,000	2,470	0	8	2003	3	7,726	N	N	6830 ELDERBERRY AVE SE
010	785214	0300	09/06	564,950	2,470	0	8	2003	3	6,790	N	N	6816 ELDERBERRY AVE SE
010	785204	0040	05/06	525,000	2,470	0	8	1999	3	4,659	N	N	7424 DOUGLAS AVE SE
010	785202	0500	05/05	428,000	2,470	0	8	1999	3	4,140	N	N	35503 SE KINSEY ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785219	0580	03/06	564,000	2,490	0	8	2004	3	6,037	N	N	7017 COOK CT SE
010	785219	0580	05/05	485,139	2,490	0	8	2004	3	6,037	N	N	7017 COOK CT SE
010	785325	0010	04/05	497,000	2,500	650	8	2005	3	6,689	N	N	7025 SILENT CREEK AVE SE
010	785219	0060	02/07	670,000	2,510	620	8	2004	3	6,830	N	N	6725 SILENT CREEK AVE SE
010	785325	0050	06/06	635,000	2,520	610	8	2005	3	4,844	N	N	7003 SILENT CREEK AVE SE
010	785325	0050	04/05	497,000	2,520	610	8	2005	3	4,844	N	N	7003 SILENT CREEK AVE SE
010	785322	1090	03/05	479,950	2,520	0	8	2004	3	6,004	Y	N	7505 PINNACLE PL SE
010	785322	0780	05/07	579,990	2,530	0	8	2005	3	8,144	Y	N	36509 SE ISLEY ST
010	785219	0080	09/06	675,000	2,530	620	8	2003	3	6,663	N	N	6713 SILENT CREEK AVE SE
010	785322	0780	05/05	458,850	2,530	0	8	2005	3	8,144	Y	N	36509 SE ISLEY ST
010	785322	0560	02/05	444,950	2,530	0	8	2004	3	5,117	N	N	7514 PINNACLE PL SE
010	785201	0950	08/07	564,000	2,550	0	8	1998	3	5,835	N	N	7101 FAIRWAY AVE SE
010	785209	0700	03/07	603,000	2,550	0	8	2001	3	6,396	N	N	7217 CURTIS DR SE
010	785209	0680	11/06	607,000	2,550	0	8	2001	3	5,395	N	N	7229 CURTIS DR SE
010	785327	0410	08/06	610,000	2,550	0	8	2006	3	10,053	N	N	6126 DOUGLAS AVE SE
010	785209	0660	07/06	635,000	2,550	0	8	2001	3	6,035	N	N	7307 CURTIS DR SE
010	785201	1000	08/05	485,000	2,550	0	8	1998	3	5,748	N	N	7011 FAIRWAY AVE SE
010	785322	0800	02/05	394,950	2,550	0	8	2004	3	7,793	Y	N	36505 SE ISLEY ST
010	785322	0790	01/05	410,450	2,550	0	8	2004	3	7,508	Y	N	36507 SE ISLEY ST
010	785327	0330	01/06	540,000	2,560	0	8	2005	3	6,325	N	N	6314 DOUGLAS AVE SE
010	785219	0360	12/07	538,000	2,580	0	8	2004	3	8,155	N	N	35006 SE CURTIS DR
010	785219	0220	04/06	584,950	2,580	0	8	2004	3	6,811	N	N	6720 SILENT CREEK AVE SE
010	785202	0810	11/05	530,000	2,580	0	8	2000	3	5,205	N	N	7325 HEATHER AVE SE
010	785219	0460	06/05	619,950	2,590	980	8	2004	3	8,696	Y	N	7012 COOK CT SE
010	785219	0480	06/05	619,950	2,590	970	8	2004	3	5,691	Y	N	7024 COOK CT SE
010	785219	0490	05/05	624,950	2,590	970	8	2005	3	8,761	Y	N	7028 COOK CT SE
010	785211	0320	06/07	591,000	2,600	0	8	2002	3	5,376	N	N	7012 CURTIS DR SE
010	785211	0040	08/06	599,000	2,600	0	8	2002	3	8,153	Y	N	7030 THOMPSON AVE SE
010	785327	0440	05/06	644,950	2,600	800	8	2005	3	5,048	N	N	34418 SE BURKE ST
010	785327	0370	02/06	560,000	2,600	0	8	2005	3	6,619	N	N	6214 DOUGLAS AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785327	0650	09/05	508,950	2,600	0	8	2005	3	6,317	N	N	34405 SE COCHRANE ST
010	785327	0710	09/05	539,950	2,600	740	8	2005	3	9,075	Y	N	34510 SE DIO ST
010	785327	0340	08/05	507,950	2,600	0	8	2005	3	6,252	N	N	6308 DOUGLAS AVE SE
010	785211	0260	10/07	575,000	2,610	0	8	2001	3	7,438	N	N	6928 CURTIS DR SE
010	785211	0340	08/06	571,500	2,610	0	8	2001	3	6,606	N	N	7018 CURTIS DR SE
010	785211	0380	09/05	543,600	2,610	0	8	2001	3	6,405	N	N	7102 CURTIS DR SE
010	785327	0360	08/05	517,950	2,620	0	8	2005	3	6,115	N	N	6218 DOUGLAS AVE SE
010	785209	0570	11/06	575,000	2,630	0	8	2001	3	5,710	N	N	34822 SE CURTIS DR
010	785209	0640	11/05	537,000	2,630	0	8	2001	3	7,009	N	N	7321 CURTIS DR SE
010	785322	0820	01/05	405,500	2,640	0	8	2004	3	6,121	N	N	36427 SE ISLEY ST
010	785322	0890	09/06	500,000	2,650	0	8	2004	3	6,167	N	N	36407 SE ISLEY ST
010	785214	0430	02/06	534,000	2,650	0	8	2004	3	8,894	N	N	34414 SE CARMICHAEL ST
010	785214	0430	07/05	503,000	2,650	0	8	2004	3	8,894	N	N	34414 SE CARMICHAEL ST
010	785329	0200	09/06	679,950	2,660	800	8	2006	3	6,367	N	N	34400 SE BURKE ST
010	785322	0720	05/07	525,000	2,680	0	8	2004	3	5,494	N	N	36426 SE ISLEY ST
010	785322	0720	03/05	448,000	2,680	0	8	2004	3	5,494	N	N	36426 SE ISLEY ST
010	785211	0360	07/07	580,000	2,690	0	8	2001	3	6,823	N	N	7026 CURTIS DR SE
010	785211	0360	07/05	489,000	2,690	0	8	2001	3	6,823	N	N	7026 CURTIS DR SE
010	785211	0190	01/05	425,700	2,690	0	8	2002	3	7,632	N	N	7001 CURTIS DR SE
010	785219	0550	06/07	665,000	2,710	0	8	2004	3	6,038	N	N	7023 COOK CT SE
010	785219	0630	01/05	497,950	2,710	0	8	2004	3	6,474	N	N	7001 COOK CT SE
010	785219	0590	04/06	639,900	2,730	0	8	2005	3	6,054	N	N	7015 COOK CT SE
010	785219	0590	05/05	499,950	2,730	0	8	2005	3	6,054	N	N	7015 COOK CT SE
010	785219	0570	04/05	500,000	2,730	0	8	2004	3	6,037	N	N	7019 COOK CT SE
010	785219	0400	06/06	595,000	2,740	0	8	2004	3	9,279	N	N	35022 SE CURTIS DR
010	785325	0080	06/05	547,037	2,740	660	8	2005	3	4,499	N	N	6921 SILENT CREEK AVE SE
010	785325	0020	06/05	509,950	2,740	660	8	2005	3	6,588	N	N	7019 SILENT CREEK AVE SE
010	785219	0470	04/05	519,950	2,740	0	8	2004	3	7,596	N	N	7018 COOK CT SE
010	785325	0110	02/05	517,950	2,740	660	8	2005	3	5,490	N	N	6909 SILENT CREEK AVE SE
010	785327	0400	05/06	589,950	2,750	0	8	2006	3	10,704	N	N	6202 DOUGLAS AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785327	0740	09/05	524,950	2,760	740	8	2005	3	7,254	N	N	34420 SE DIO ST
010	785219	0150	06/05	509,000	2,770	0	8	2003	3	6,270	N	N	6624 SILENT CREEK AVE SE
010	785329	0170	12/06	679,950	2,790	750	8	2006	3	6,127	Y	N	34320 SE BURKE ST
010	785329	0190	10/06	699,000	2,790	750	8	2006	3	6,270	Y	N	34328 SE BURKE ST
010	785329	0150	07/06	703,254	2,790	750	8	2006	3	9,196	Y	N	34312 SE BURKE ST
010	785329	0270	06/06	634,950	2,790	750	8	2006	3	7,001	N	N	34410 SE COCHRANE ST
010	785329	0250	10/06	704,950	2,800	750	8	2006	3	10,081	N	N	34326 SE COCHRANE ST
010	785327	0320	05/07	638,500	2,820	0	8	2005	3	5,814	N	N	6318 DOUGLAS AVE SE
010	785329	0230	11/06	659,950	2,820	210	8	2006	3	7,486	N	N	34319 SE BURKE ST
010	785327	0620	11/05	598,653	2,820	720	8	2005	3	6,908	N	N	34418 SE COCHRANE ST
010	785327	0640	09/05	497,000	2,820	0	8	2005	3	6,020	N	N	34401 SE COCHRANE ST
010	785327	0750	08/05	529,950	2,820	720	8	2005	3	7,250	N	N	34416 SE DIO ST
010	785327	0320	08/05	514,950	2,820	0	8	2005	3	5,814	N	N	6318 DOUGLAS AVE SE
010	785327	0720	08/05	529,950	2,820	720	8	2005	3	7,277	N	N	34428 SE DIO ST
010	785327	0350	07/05	511,500	2,820	0	8	2005	3	6,342	N	N	6224 DOUGLAS AVE SE
010	785325	0200	06/07	660,000	2,830	200	8	2005	3	7,873	N	N	7014 SILENT CREEK AVE SE
010	785329	0210	12/06	593,823	2,830	210	8	2006	3	7,138	N	N	34327 SE BURKE ST
010	785327	0500	09/06	629,950	2,830	200	8	2006	3	7,402	N	N	34403 SE BURKE ST
010	785327	0520	07/06	622,950	2,830	200	8	2006	3	7,644	N	N	34411 SE BURKE ST
010	785214	0140	06/06	589,950	2,830	0	8	2003	3	10,443	N	N	6733 ELDERBERRY AVE SE
010	785327	0550	02/06	640,969	2,830	200	8	2006	3	7,262	N	N	34503 SE BURKE ST
010	785325	0180	07/05	493,950	2,830	200	8	2005	3	6,952	N	N	7006 SILENT CREEK AVE SE
010	785214	0220	06/05	514,500	2,830	0	8	2003	3	15,404	N	N	34402 SE CARMICHAEL ST
010	785325	0220	03/05	480,000	2,830	200	8	2005	3	10,946	N	N	7024 SILENT CREEK AVE SE
010	785325	0200	02/05	490,205	2,830	200	8	2005	3	7,873	N	N	7014 SILENT CREEK AVE SE
010	785329	0180	11/06	744,250	2,840	920	8	2006	3	6,198	Y	N	34324 SE BURKE ST
010	785329	0260	08/06	692,950	2,840	920	8	2006	3	7,383	N	N	34330 SE COCHRANE ST
010	785209	0710	06/06	650,000	2,850	0	8	2001	3	7,930	N	N	7211 CURTIS DR SE
010	785329	0280	05/06	589,950	2,850	0	8	2006	3	6,362	N	N	34329 SE COCHRANE ST
010	785209	0690	03/06	625,000	2,850	0	8	2001	3	6,396	N	N	7223 CURTIS DR SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785219	0260	04/06	629,990	2,860	0	8	2004	3	6,658	N	N	6808 SILENT CREEK AVE SE
010	785327	0680	11/05	514,950	2,860	0	8	2005	3	6,646	N	N	34419 SE COCHRANE ST
010	785325	0160	07/05	482,950	2,860	200	8	2005	3	7,161	N	N	6926 SILENT CREEK AVE SE
010	785322	0570	06/05	527,950	2,860	0	8	2004	3	7,187	Y	N	36306 SE ISLEY ST
010	785219	0260	02/05	464,950	2,860	0	8	2004	3	6,658	N	N	6808 SILENT CREEK AVE SE
010	785322	0700	02/05	449,950	2,860	0	8	2004	3	8,781	N	N	36422 SE ISLEY ST
010	785329	0160	09/06	705,950	2,870	920	8	2006	3	6,687	Y	N	34316 SE BURKE ST
010	785219	0270	04/06	610,000	2,870	0	8	2004	3	6,658	N	N	6812 SILENT CREEK AVE SE
010	785327	0700	11/05	534,950	2,870	0	8	2005	3	7,867	N	N	34505 SE COCHRANE ST
010	785325	0120	10/05	511,680	2,870	0	8	2005	3	7,113	N	N	6908 SILENT CREEK AVE SE
010	785327	0450	03/06	654,950	2,880	880	8	2006	3	5,107	N	N	34414 SE BURKE ST
010	785327	0390	12/05	559,950	2,880	0	8	2005	3	9,596	N	N	6206 DOUGLAS AVE SE
010	785327	0600	12/05	580,000	2,890	880	8	2005	3	6,170	N	N	34426 SE COCHRANE ST
010	785322	0760	03/05	439,950	2,890	0	8	2004	3	7,184	N	N	36508 SE ISLEY ST
010	785322	0740	02/05	449,950	2,890	0	8	2004	3	9,775	N	N	36504 SE ISLEY ST
010	785322	0750	01/05	479,950	2,890	0	8	2004	3	11,842	N	N	36506 SE ISLEY ST
010	785327	0460	09/06	724,950	2,900	810	8	2005	3	6,110	N	N	34410 SE BURKE ST
010	785327	0760	07/06	689,950	2,900	810	8	2006	3	9,170	N	N	34412 SE DIO ST
010	785327	0380	05/06	577,950	2,900	0	8	2006	3	8,564	N	N	6210 DOUGLAS AVE SE
010	785327	0580	10/05	589,787	2,900	810	8	2005	3	6,056	Y	N	34502 SE COCHRANE ST
010	785325	0070	03/05	507,950	2,900	930	8	2004	3	4,644	N	N	6925 SILENT CREEK AVE SE
010	785201	1010	09/07	595,000	2,910	0	8	1998	3	6,381	N	N	7005 FAIRWAY AVE SE
010	785201	0930	08/06	605,000	2,910	0	8	1998	3	6,642	N	N	7111 FAIRWAY AVE SE
010	785327	0480	07/06	675,585	2,910	810	8	2006	3	6,324	N	N	34402 SE BURKE ST
010	785219	0440	07/06	654,950	2,910	330	8	2005	3	6,186	N	N	35011 CURTIS DR SE
010	785327	0610	11/05	569,950	2,910	810	8	2005	3	6,996	N	N	34422 SE COCHRANE ST
010	785201	0970	09/05	525,000	2,910	0	8	1998	3	5,817	N	N	7027 FAIRWAY AVE SE
010	785201	0340	07/05	480,000	2,910	0	8	1998	3	5,827	N	N	7312 FAIRWAY AVE SE
010	785201	1040	06/05	473,000	2,910	0	8	1998	3	5,776	Y	N	6907 FAIRWAY AVE SE
010	785201	0390	05/05	477,900	2,910	0	8	1998	3	5,829	N	N	7236 FAIRWAY AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785219	0410	04/05	589,950	2,910	330	8	2004	3	8,016	N	N	35023 SE CURTIS DR
010	785201	1010	03/05	446,950	2,910	0	8	1998	3	6,381	N	N	7005 FAIRWAY AVE SE
010	785327	0570	02/07	750,000	2,920	880	8	2005	3	6,643	Y	N	34506 SE COCHRANE ST
010	785329	0240	11/06	643,000	2,920	0	8	2006	3	10,172	N	N	34315 SE BURKE ST
010	785327	0470	05/06	659,950	2,920	880	8	2005	3	6,254	N	N	34406 SE BURKE ST
010	785327	0590	01/06	619,257	2,920	880	8	2005	3	6,333	Y	N	34430 SE COCHRANE ST
010	785327	0570	11/05	599,950	2,920	880	8	2005	3	6,643	Y	N	34506 SE COCHRANE ST
010	785322	0550	04/05	595,000	2,930	0	8	2004	3	8,786	Y	N	7512 PINNACLE PL SE
010	785325	0030	03/05	510,950	2,930	930	8	2004	3	6,478	N	N	7013 SILENT CREEK AVE SE
010	785325	0090	03/05	521,950	2,930	930	8	2004	3	5,130	N	N	6917 SILENT CREEK AVE SE
010	785322	0540	02/05	499,950	2,930	0	8	2004	3	7,148	N	N	7510 PINNACLE PL SE
010	785325	0060	01/05	508,950	2,930	930	8	2004	3	4,723	N	N	6929 SILENT CREEK AVE SE
010	785325	0100	01/05	513,000	2,930	930	8	2004	3	5,518	N	N	6913 SILENT CREEK AVE SE
010	785325	0040	01/05	543,627	2,930	930	8	2004	3	6,163	N	N	7007 SILENT CREEK AVE SE
010	785322	1150	05/07	731,500	2,950	0	8	2004	3	5,429	Y	N	7602 HUCKLEBERRY WAY SE
010	785202	0260	03/05	529,900	2,960	0	8	2001	3	6,534	N	N	7645 DOGWOOD LN SE
010	785219	0430	10/07	650,000	2,970	440	8	2005	3	5,936	N	N	34711 SE CURTIS DR
010	785219	0450	12/05	630,000	2,970	440	8	2005	3	7,561	N	N	35009 CURTIS DR SE
010	785219	0430	10/05	653,638	2,970	440	8	2005	3	5,936	N	N	34711 SE CURTIS DR
010	785322	0580	08/05	535,000	2,970	0	8	2004	3	10,599	Y	N	7520 PINNACLE PL SE
010	785219	0420	03/05	616,950	2,970	440	8	2004	3	5,955	N	N	35019 SE CURTIS DR
010	785322	1060	02/05	485,000	2,980	0	8	2004	3	6,600	Y	N	7513 PINNACLE PL SE
010	785322	1100	01/05	484,950	2,980	0	8	2004	3	6,034	Y	N	7503 PINNACLE PL SE
010	785219	0230	08/07	650,000	2,990	0	8	2004	3	6,701	N	N	6726 SILENT CREEK AVE SE
010	785219	0350	10/06	639,999	2,990	0	8	2004	3	6,508	N	N	35002 SE CURTIS DR
010	785219	0500	02/05	584,145	2,990	0	8	2004	3	9,686	Y	N	7032 COOK CT SE
010	785219	0350	01/05	449,950	2,990	0	8	2004	3	6,508	N	N	35002 SE CURTIS DR
010	785219	0560	04/05	549,950	3,320	0	8	2004	3	5,928	N	N	7021 COOK CT SE
010	785219	0600	03/05	550,000	3,320	0	8	2004	3	7,287	N	N	7013 COOK CT SE
010	785322	1070	05/05	529,950	3,470	0	8	2004	3	6,425	Y	N	7509 PINNACLE PL SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785211	0470	12/06	569,950	2,150	0	9	2000	3	7,529	N	N	35006 RHODODENDRON DR SE
010	785322	0510	09/05	724,950	2,350	600	9	2005	3	8,464	Y	N	7502 PINNACLE PL SE
010	785322	0470	08/05	739,950	2,350	600	9	2005	3	7,980	Y	N	7424 PINNACLE PL SE
010	785217	0430	09/05	495,000	2,370	0	9	2003	3	5,333	N	N	6526 SE CREST VIEW LOOP SE
010	785201	0740	10/05	537,000	2,480	0	9	1998	3	6,009	N	N	7124 CHANTICLEER AVE SE
010	785328	0310	02/07	955,000	2,560	1,680	9	2006	3	10,814	N	N	6931 PINEHURST AVE SE
010	785322	0030	10/05	545,000	2,560	0	9	2004	3	7,380	Y	N	36115 SE ISLEY ST
010	785202	0140	02/06	681,500	2,620	0	9	2001	3	5,402	Y	N	7512 HEATHER AVE SE
010	785331	0800	12/07	580,000	2,630	0	9	2007	3	5,676	N	N	34609 SE LEITZ ST
010	785331	0820	04/07	598,990	2,630	0	9	2006	3	5,851	N	N	34608 SE LEITZ ST
010	785202	0200	03/07	670,000	2,630	0	9	2000	3	5,192	Y	N	7610 HEATHER AVE SE
010	785331	0830	02/07	589,990	2,630	0	9	2006	3	5,857	N	N	34610 SE LEITZ ST
010	785211	0600	08/05	610,000	2,650	0	9	2001	3	7,339	N	N	34925 RHODODENDRON DR SE
010	785202	0110	07/05	650,000	2,650	0	9	1999	3	6,866	Y	N	7428 HEATHER AVE SE
010	785211	0570	07/05	618,000	2,650	0	9	2001	3	8,602	N	N	35005 RHODODENDRON DR SE
010	785324	0500	04/07	585,000	2,660	0	9	2005	3	7,226	N	N	35901 SE SANDALEE CT
010	785217	0540	03/06	575,000	2,660	0	9	2003	3	6,833	N	N	6720 CREST VIEW AVE SE
010	785217	0460	03/06	589,950	2,660	0	9	2003	3	5,023	N	N	6612 EAST CREST VIEW LOOP SE
010	785324	0420	09/05	523,990	2,660	0	9	2005	3	7,504	N	N	35903 SE KENNEDY CT
010	785324	0500	07/05	506,990	2,660	0	9	2005	3	7,226	N	N	35901 SE SANDALEE CT
010	785324	0580	07/05	508,990	2,660	0	9	2005	3	6,471	N	N	35906 SE KALEETAN LOOP
010	785324	0550	04/05	508,990	2,660	0	9	2004	3	6,101	N	N	35916 SE KALEETAN LOOP
010	785324	0610	04/05	499,990	2,660	0	9	2005	3	7,075	N	N	35901 SE KALEETAN LOOP
010	785209	0500	07/07	622,500	2,670	0	9	2001	3	5,500	Y	N	34805 SE CURTIS DR
010	785209	0530	03/05	529,950	2,670	0	9	2001	3	5,483	Y	N	34723 SE CURTIS DR
010	785324	0240	05/05	629,990	2,674	0	9	2005	3	8,989	Y	N	6428 DENNY PEAK DR SE
010	785324	0670	02/05	484,990	2,690	0	9	2004	3	5,982	N	N	35919 SE KALEETAN LOOP
010	785324	0340	10/05	523,990	2,700	0	9	2005	3	7,410	N	N	35905 SE BOULDER CT
010	785204	0020	04/07	660,000	2,710	0	9	1999	3	6,399	Y	N	34719 CURTIS DR SE
010	785209	0470	04/07	662,000	2,720	0	9	2001	3	5,500	Y	N	34819 SE CURTIS DR

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785324	0200	12/05	646,990	2,720	0	9	2005	3	6,439	Y	N	6516 DENNY PEAK DR SE
010	785209	0260	05/05	528,000	2,720	0	9	2001	3	7,217	N	N	34939 SE SCOTT ST
010	785201	0610	09/07	639,000	2,730	0	9	1998	3	6,691	N	N	7119 CHANTICLEER AVE SE
010	785322	0240	08/06	639,950	2,750	0	9	2004	3	7,806	Y	N	7709 GREENRIDGE CT SE
010	785322	0180	04/05	505,316	2,750	0	9	2005	3	10,058	Y	N	7733 GREENRIDGE CT SE
010	785322	0240	04/05	517,098	2,750	0	9	2004	3	7,806	Y	N	7709 GREENRIDGE CT SE
010	785322	1350	02/05	603,840	2,750	0	9	2004	3	6,165	Y	N	7516 SNOWBERRY AVE SE
010	785211	0700	12/05	645,000	2,755	0	9	2001	3	10,532	N	N	34819 RHODODENDRON DR SE
010	785322	0270	03/05	517,306	2,760	0	9	2004	3	7,774	Y	N	7625 GREENRIDGE CT SE
010	785322	1290	03/05	481,194	2,780	0	9	2004	3	7,804	Y	N	7421 PINNACLE PL SE
010	785201	0550	01/07	580,000	2,790	0	9	1998	3	7,608	N	N	7037 LAUREL AVE SE
010	785211	0460	04/07	685,000	2,815	0	9	2000	3	7,914	N	N	35004 RHODODENDRON DR SE
010	785211	0760	01/07	690,000	2,815	0	9	2000	3	7,930	N	N	34912 RHODODENDRON DR SE
010	785211	0660	11/06	685,000	2,815	0	9	2000	3	9,351	N	N	34905 RHODODENDRON DR SE
010	785211	0660	12/05	650,000	2,815	0	9	2000	3	9,351	N	N	34905 RHODODENDRON DR SE
010	785202	0100	04/07	710,000	2,820	0	9	1999	3	7,247	Y	N	7424 HEATHER AVE SE
010	785322	0500	08/05	724,950	2,820	210	9	2005	3	8,139	Y	N	7432 PINNACLE PL SE
010	785211	0560	09/07	669,999	2,840	0	9	2001	3	7,791	N	N	35007 RHODODENDRON DR SE
010	785211	0590	04/07	700,000	2,840	0	9	2001	3	7,858	N	N	34927 RHODODENDRON DR SE
010	785330	1680	02/07	649,990	2,840	0	9	2006	3	7,001	N	N	34007 SE SALAL ST
010	785322	0520	09/05	719,950	2,870	0	9	2005	3	8,611	N	N	7504 PINNACLE PL SE
010	785322	0480	06/05	719,950	2,870	0	9	2005	3	7,985	Y	N	7426 PINNACLE PL SE
010	785328	0490	07/06	727,711	2,910	1,310	9	2006	3	5,817	Y	N	6811 PINEHURST AVE SE
010	785328	0400	03/06	741,022	2,910	1,310	9	2006	3	5,604	Y	N	6917 OAKMONT AVE SE
010	785328	0700	10/05	656,000	2,910	1,310	9	2006	3	4,664	Y	N	6823 PINEHURST AVE SE
010	785211	0430	08/06	690,000	2,920	0	9	2001	3	10,913	Y	N	34920 RHODODENDRON DR SE
010	785322	1330	03/05	639,950	2,920	0	9	2004	3	6,000	Y	N	7508 SNOWBERRY AVE SE
010	785322	0200	05/07	690,000	2,930	0	9	2004	3	7,848	N	N	7725 GREENRIDGE CT SE
010	785322	1300	03/05	514,114	2,930	0	9	2004	3	6,085	Y	N	7417 PINNACLE PL SE
010	785322	0200	03/05	508,743	2,930	0	9	2004	3	7,848	N	N	7725 GREENRIDGE CT SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785322	0260	01/05	512,109	2,930	0	9	2004	3	7,785	Y	N	7629 GREENRIDGE CT SE
010	785211	0510	06/05	635,000	2,940	0	9	2001	3	8,007	N	N	35014 RHODODENDRON DR SE
010	785201	0600	06/05	530,000	2,940	0	9	1998	3	6,691	N	N	7113 CHANTICLEER AVE SE
010	785331	0940	06/07	640,000	2,950	0	9	2007	3	6,173	N	N	34706 SE LEITZ ST
010	785331	0810	03/07	602,000	2,950	0	9	2006	3	9,779	N	N	34606 SE LEITZ ST
010	785201	0590	08/06	680,000	2,950	0	9	1998	3	8,260	N	N	7107 CHANTICLEER AVE SE
010	785322	1370	04/06	683,000	2,950	0	9	2004	3	6,000	Y	N	7528 SNOWBERRY AVE SE
010	785322	0120	09/05	599,900	2,950	0	9	2004	3	9,010	Y	N	7718 GREENRIDGE CT SE
010	785322	1250	01/05	474,965	2,950	0	9	2004	3	5,013	N	N	7521 HUCKLEBERRY WAY SE
010	785328	0360	08/07	875,000	2,960	1,330	9	2006	3	6,299	N	N	6925 OAKMONT AVE SE
010	785328	0710	01/07	850,000	2,960	1,330	9	2006	3	6,587	Y	N	6819 PINEHURST AVE SE
010	785328	0430	08/06	880,000	2,960	1,330	9	2006	3	5,600	Y	N	6907 OAKMONT AVE SE
010	785328	0500	06/06	719,057	2,960	1,330	9	2006	3	6,637	Y	N	6809 PINEHURST AVE SE
010	785328	0710	08/05	640,000	2,960	1,330	9	2006	3	6,587	Y	N	6819 PINEHURST AVE SE
010	785211	0490	02/07	704,000	2,990	0	9	2001	3	7,605	N	N	35010 RHODODENDRON DR SE
010	785211	0620	06/06	650,000	2,990	0	9	2000	3	7,607	N	N	34921 RHODODENDRON DR SE
010	785217	0510	11/05	603,950	2,990	0	9	2003	3	5,126	N	N	6704 EAST CREST VIEW LOOP SE
010	785324	0410	09/05	570,143	2,990	0	9	2005	3	7,101	N	N	35902 SE KENNEDY CT
010	785324	0490	07/05	520,631	2,990	0	9	2005	3	6,902	N	N	35904 SE SANDALEE CT
010	785209	0430	04/07	700,000	3,000	0	9	2001	3	5,930	Y	N	34909 SE CURTIS DR
010	785211	0520	09/05	628,000	3,000	0	9	2001	3	6,660	N	N	35016 RHODODENDRON DR SE
010	785209	0460	07/05	623,500	3,000	0	9	2001	3	5,500	Y	N	34827 SE CURTIS DR
010	785328	0340	12/06	865,214	3,020	1,370	9	2006	3	8,011	N	N	6929 OAKMONT AVE SE
010	785328	0460	03/06	744,000	3,020	1,370	9	2005	3	6,527	Y	N	6901 OAKMONT AVE SE
010	785324	0330	02/06	607,990	3,020	0	9	2005	3	8,292	Y	N	35908 SE BOULDER CT
010	785209	0390	01/06	692,000	3,020	0	9	2001	3	7,035	Y	N	7402 CURTIS DR SE
010	785209	0520	08/05	601,000	3,020	0	9	2001	3	5,501	Y	N	34727 SE CURTIS DR
010	785217	0330	10/07	580,000	3,030	0	9	2004	3	7,924	Y	N	35814 SE CREST VIEW LOOP
010	785217	0240	11/06	650,000	3,030	0	9	2003	3	5,756	Y	N	6427 WEST CREST VIEW LOOP SE
010	785217	0090	12/05	633,000	3,030	0	9	2003	3	5,537	N	N	6701 WEST CREST VIEW LOOP SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785217	0050	11/05	630,000	3,030	0	9	2003	3	5,722	N	N	6721 CREST VIEW AVE SE
010	785209	0360	05/07	820,000	3,040	1,210	9	2001	3	6,871	Y	N	7318 CURTIS DR SE
010	785209	0360	05/05	689,500	3,040	1,210	9	2001	3	6,871	Y	N	7318 CURTIS DR SE
010	785328	0480	04/06	708,043	3,050	1,370	9	2005	3	6,301	Y	N	6815 PINEHURST AVE SE
010	785328	0660	08/05	674,769	3,050	1,370	9	2005	3	6,936	Y	N	6903 PINEHURST AVE SE
010	785324	0520	08/05	536,990	3,090	0	9	2005	3	6,518	N	N	35909 SE SANDALEE CT
010	785324	0570	05/05	526,990	3,090	0	9	2004	3	6,044	N	N	35908 SE KALEETAN LOOP
010	785324	0590	04/05	526,990	3,090	0	9	2005	3	6,715	N	N	35904 SE KALEETAN LOOP
010	785322	1360	06/07	760,000	3,100	0	9	2004	3	6,000	Y	N	7522 SNOWBERRY AVE SE
010	785322	1320	07/05	699,000	3,100	0	9	2004	3	5,974	Y	N	7502 SNOWBERRY AVE SE
010	785322	1360	02/05	640,609	3,100	0	9	2004	3	6,000	Y	N	7522 SNOWBERRY AVE SE
010	785330	1530	11/07	658,000	3,110	0	9	2007	3	9,866	N	N	33928 SE SALAL ST
010	785331	0310	07/07	675,000	3,110	0	9	2007	3	5,916	N	N	34826 SE LEITZ ST
010	785330	1700	01/07	649,990	3,110	0	9	2006	3	6,621	N	N	33925 SE SALAL ST
010	785328	0140	01/07	782,000	3,110	0	9	2006	3	7,984	N	N	36020 SE TURNBERRY ST
010	785328	0080	12/06	749,950	3,110	0	9	2006	3	8,004	Y	N	36113 SE TURNBERRY ST
010	785328	0290	09/06	749,990	3,110	0	9	2006	3	9,621	Y	N	6915 ARDMORE AVE SE
010	785328	0260	09/06	759,990	3,110	0	9	2006	3	8,966	Y	N	6925 ARDMORE AVE SE
010	785328	0210	08/06	739,990	3,110	0	9	2006	3	8,627	N	N	36128 SE TURNBERRY ST
010	785328	0170	07/06	860,000	3,110	0	9	2006	3	8,627	N	N	36110 SE TURNBERRY ST
010	785328	0010	06/06	839,990	3,110	0	9	2006	3	10,676	Y	N	36221 SE TURNBERRY ST
010	785328	0390	01/06	805,166	3,110	1,370	9	2005	3	9,039	Y	N	6919 OAKMONT AVE SE
010	785324	0560	03/05	523,990	3,110	0	9	2005	3	6,479	N	N	35912 SE KALEETAN LOOP
010	785330	1670	10/06	670,000	3,120	0	9	2006	3	7,258	N	N	34013 SE SALAL ST
010	785327	0040	02/06	659,950	3,120	0	9	2005	3	7,077	N	N	34615 SE CARMICHAEL LOOP
010	785327	0090	02/06	699,950	3,120	0	9	2005	3	7,999	N	N	34701 SE CARMICHAEL LOOP
010	785328	0510	06/07	789,990	3,130	780	9	2006	3	7,623	Y	N	6810 PINEHURST AVE SE
010	785328	0510	09/06	680,000	3,130	780	9	2006	3	7,623	Y	N	6810 PINEHURST AVE SE
010	785328	0640	09/06	776,350	3,130	780	9	2006	3	6,790	Y	N	6914 PINEHURST AVE SE
010	785324	0280	12/05	605,990	3,130	0	9	2005	3	7,859	Y	N	6410 DENNY PEAK DR SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785324	0360	12/05	566,249	3,130	0	9	2005	3	7,796	N	N	6505 DENNY PEAK DR SE
010	785328	0610	07/05	632,000	3,130	780	9	2006	3	6,293	Y	N	6904 PINEHURST AVE SE
010	785328	0380	02/06	867,983	3,140	1,370	9	2005	3	10,396	Y	N	6921 OAKMONT AVE SE
010	785324	0540	07/05	565,000	3,140	0	9	2004	3	8,168	N	N	35920 SE KALEETAN LOOP
010	785324	0620	02/05	524,990	3,140	0	9	2004	3	8,350	Y	N	35903 SE KALEETAN LOOP
010	785324	0220	06/07	775,000	3,150	0	9	2006	3	6,406	Y	N	6506 DENNY PEAK DR SE
010	785328	0560	11/06	736,528	3,150	790	9	2006	3	4,934	Y	N	6822 PINEHURST AVE SE
010	785328	0590	08/06	718,000	3,150	790	9	2006	3	5,537	Y	N	6830 PINEHURST AVE SE
010	785324	0220	03/06	624,990	3,150	0	9	2006	3	6,406	Y	N	6506 DENNY PEAK DR SE
010	785328	0530	12/05	668,555	3,150	790	9	2006	3	8,120	Y	N	6816 PINEHURST AVE SE
010	785324	0180	11/05	654,990	3,150	0	9	2005	3	6,576	Y	N	6526 DENNY PEAK DR SE
010	785201	0830	11/05	645,000	3,160	0	9	1998	3	8,765	N	N	7221 LAUREL AVE SE
010	785322	1340	05/05	684,300	3,160	0	9	2004	3	6,000	Y	N	7512 SNOWBERRY AVE SE
010	785322	1310	03/05	567,515	3,160	0	9	2004	3	11,241	Y	N	7413 PINNACLE PL SE
010	785202	0170	11/06	699,900	3,170	0	9	2001	3	7,591	Y	N	7526 HEATHER AVE SE
010	785324	0190	01/07	756,500	3,180	0	9	2005	3	6,508	Y	N	6522 DENNY PEAK DR SE
010	785324	0600	06/06	630,000	3,180	0	9	2004	3	6,654	N	N	35902 SE KALEETAN LOOP
010	785324	0650	03/06	655,000	3,180	0	9	2004	3	7,438	Y	N	35909 SE KALEETAN LOOP
010	785324	0230	11/05	628,990	3,180	0	9	2005	3	7,641	Y	N	6502 DENNY PEAK DR SE
010	785217	0040	11/05	655,000	3,180	0	9	2003	3	5,256	N	N	6727 CREST VIEW AVE SE
010	785324	0190	11/05	664,000	3,180	0	9	2005	3	6,508	Y	N	6522 DENNY PEAK DR SE
010	785324	0390	10/05	539,990	3,180	0	9	2005	3	7,320	N	N	6523 DENNY PEAK DR SE
010	785324	0260	10/05	581,990	3,180	0	9	2005	3	7,597	N	N	6418 DENNY PEAK DR SE
010	785324	0320	09/05	568,990	3,180	0	9	2005	3	9,733	Y	N	35910 SE BOULDER CT
010	785217	0250	08/05	675,000	3,180	0	9	2003	3	7,694	Y	N	6423 WEST CREST VIEW LOOP SE
010	785324	0600	04/05	519,000	3,180	0	9	2004	3	6,654	N	N	35902 SE KALEETAN LOOP
010	785331	0070	03/07	688,990	3,190	0	9	2006	3	6,112	N	N	8524 LEITZ AVE SE
010	785328	0320	02/07	796,000	3,190	0	9	2006	3	6,462	N	N	6929 PINEHURST AVE SE
010	785331	0920	12/06	609,990	3,190	0	9	2006	3	5,648	N	N	34628 SE LEITZ ST
010	785331	0350	11/06	624,990	3,190	0	9	2006	3	4,998	N	N	34805 SE BYBEE ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785331	0890	11/06	676,990	3,190	0	9	2006	3	5,924	N	N	34622 SE LEITZ ST
010	785331	0750	10/06	679,990	3,190	0	9	2006	3	6,640	N	N	34619 SE LEITZ ST
010	785331	0770	09/06	696,990	3,190	0	9	2006	3	6,670	N	N	34615 SE LEITZ ST
010	785331	0170	08/06	679,990	3,190	0	9	2006	3	6,084	N	N	34823 SE LEITZ ST
010	785331	0340	08/06	644,600	3,190	0	9	2006	3	5,527	N	N	34807 SE BYBEE ST
010	785331	0040	08/06	674,990	3,190	0	9	2006	3	5,200	N	N	8512 BYBEE CT SE
010	785331	0380	08/06	653,990	3,190	0	9	2006	3	8,737	N	N	34725 SE BYBEE ST
010	785331	0370	08/06	663,990	3,190	0	9	2006	3	7,236	N	N	34729 SE BYBEE ST
010	785331	0210	07/06	687,990	3,190	0	9	2006	3	5,657	N	N	34807 SE LEITZ ST
010	785331	0220	06/06	665,000	3,190	0	9	2006	3	5,308	N	N	34803 SE LEITZ ST
010	785327	0110	12/05	743,360	3,190	0	9	2005	3	13,201	N	N	34709 SE CARMICHAEL LOOP
010	785328	0420	12/06	840,000	3,200	1,400	9	2006	3	5,600	Y	N	6909 OAKMONT AVE SE
010	785328	0450	09/06	915,249	3,200	1,400	9	2006	3	5,636	Y	N	6903 OAKMONT AVE SE
010	785328	0370	09/06	865,000	3,200	1,400	9	2006	3	7,810	N	N	6923 OAKMONT AVE SE
010	785328	0690	08/06	837,074	3,200	1,400	9	2006	3	4,918	Y	N	6825 PINEHURST AVE SE
010	785328	0330	01/06	836,032	3,200	1,400	9	2005	3	7,030	N	N	6927 PINEHURST AVE SE
010	785324	0210	12/05	690,708	3,200	0	9	2005	3	6,371	Y	N	6510 DENNY PEAK DR SE
010	785324	0290	12/05	624,990	3,200	0	9	2005	3	8,094	Y	N	6406 DENNY PEAK DR SE
010	785324	0250	10/05	643,990	3,200	0	9	2005	3	10,260	N	N	6422 DENNY PEAK DR SE
010	785324	0440	10/05	580,000	3,200	0	9	2005	3	7,800	N	N	6529 DENNY PEAK DR SE
010	785204	0010	06/05	601,000	3,200	0	9	2002	3	10,353	Y	N	34715 CURTIS DR SE
010	785328	0350	03/07	891,922	3,210	1,420	9	2006	3	6,324	N	N	6927 OAKMONT AVE SE
010	785331	0030	11/06	640,000	3,210	0	9	2006	3	9,135	N	N	8510 BYBEE CT SE
010	785328	0410	11/06	875,000	3,210	1,420	9	2006	3	5,600	Y	N	6913 OAKMONT AVE SE
010	785331	0300	10/06	629,990	3,210	0	9	2006	3	5,976	N	N	34822 SE LEITZ ST
010	785331	0850	09/06	664,990	3,210	0	9	2006	3	7,041	Y	N	34614 SE LEITZ ST
010	785328	0440	07/06	791,000	3,210	1,420	9	2006	3	5,600	Y	N	6905 OAKMONT AVE SE
010	785328	0410	04/06	760,000	3,210	1,420	9	2006	3	5,600	Y	N	6913 OAKMONT AVE SE
010	785327	0050	08/05	575,950	3,210	0	9	2005	3	7,559	N	N	34704 SE CARMICHAEL LOOP
010	785322	1380	06/05	680,000	3,210	0	9	2004	3	6,000	Y	N	7604 SNOWBERRY AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785202	0240	07/05	664,000	3,220	0	9	2001	3	7,312	Y	N	7632 HEATHER AVE SE
010	785328	0470	03/06	811,764	3,230	1,410	9	2006	3	7,469	Y	N	6817 PINEHURST AVE SE
010	785217	0560	09/05	609,900	3,230	0	9	2003	3	5,548	N	N	6728 CREST VIEW AVE SE
010	785324	0470	08/05	547,990	3,230	0	9	2005	3	7,689	N	N	6615 DENNY PEAK DR SE
010	785217	0450	04/05	523,500	3,230	0	9	2003	3	5,034	N	N	6608 EAST CREST VIEW LOOP SE
010	785324	0630	02/05	552,990	3,230	0	9	2004	3	7,336	Y	N	35905 SE KALEETAN LOOP
010	785324	0110	01/05	649,900	3,230	0	9	2004	3	8,875	Y	N	6704 DENNY PEAK DR SE
010	785324	0170	01/05	681,785	3,230	0	9	2004	3	7,982	Y	N	6530 DENNY PEAK DR SE
010	785331	0330	09/07	709,990	3,240	0	9	2007	3	8,010	N	N	34811 SE BYBEE ST
010	785331	0840	09/07	669,990	3,240	0	9	2007	3	6,293	N	N	34612 SE LEITZ ST
010	785331	0060	09/07	689,990	3,240	0	9	2007	3	6,402	N	N	8520 BYBEE CT SE
010	785331	0860	08/07	670,000	3,240	0	9	2007	3	7,309	N	N	34616 SE LEITZ ST
010	785331	0900	08/07	689,990	3,240	0	9	2007	3	5,092	N	N	34624 SE LEITZ ST
010	785331	0100	07/07	724,990	3,240	0	9	2007	3	6,182	N	N	8606 LEITZ AVE SE
010	785331	0090	07/07	719,990	3,240	0	9	2007	3	5,300	N	N	8602 LEITZ AVE SE
010	785331	0050	06/07	719,990	3,240	0	9	2007	3	4,980	N	N	8516 BYBEE CT SE
010	785331	0760	06/07	709,990	3,240	0	9	2007	3	7,095	N	N	34617 SE LEITZ ST
010	785331	0010	06/07	731,990	3,240	0	9	2007	3	7,003	N	N	8521 BYBEE CT SE
010	785331	0280	05/07	679,990	3,240	0	9	2007	3	6,136	N	N	34814 SE LEITZ ST
010	785331	0200	03/07	720,000	3,240	0	9	2007	3	6,454	N	N	34811 SE LEITZ ST
010	785331	0230	12/06	708,990	3,240	0	9	2007	3	6,567	N	N	34801 SE LEITZ ST
010	785331	0180	06/07	714,990	3,250	0	9	2007	3	6,091	N	N	34819 SE LEITZ ST
010	785322	1220	04/07	695,000	3,250	0	9	2004	3	5,274	N	N	7607 HUCKLEBERRY WAY SE
010	785322	0040	03/07	754,000	3,250	0	9	2004	3	7,668	Y	N	36111 SE ISLEY ST
010	785201	0660	06/06	690,000	3,250	0	9	1999	3	7,958	N	N	7307 CHANTICLEER AVE SE
010	785322	0040	02/05	564,950	3,250	0	9	2004	3	7,668	Y	N	36111 SE ISLEY ST
010	785331	0870	11/06	629,990	3,260	0	9	2006	3	9,011	N	N	34618 SE LEITZ ST
010	785331	0780	08/06	684,990	3,260	0	9	2006	3	8,820	N	N	34613 SE LEITZ ST
010	785331	0320	08/06	690,490	3,260	0	9	2006	3	7,354	N	N	34830 SE LEITZ ST
010	785331	0250	08/06	693,990	3,260	0	9	2006	3	9,210	N	N	34726 SE LEITZ ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785217	0230	06/06	699,900	3,260	0	9	2004	3	5,552	N	N	6431 SE CREST VIEW LOOP SE
010	785327	0190	07/05	559,950	3,290	0	9	2005	3	6,785	N	N	34614 SE CARMICHAEL LOOP
010	785331	0880	09/06	699,472	3,300	0	9	2006	3	7,880	N	N	34620 SE LEITZ ST
010	785330	1490	09/07	759,990	3,330	0	9	2007	3	10,635	N	N	33906 SE SALAL ST
010	785331	0120	05/07	698,488	3,330	0	9	2006	3	6,036	N	N	8614 LEITZ AVE SE
010	785331	0290	04/07	699,990	3,330	0	9	2006	3	7,131	N	N	34818 SE LEITZ ST
010	785331	0790	03/07	684,990	3,330	0	9	2006	3	8,226	N	N	34611 SE LEITZ ST
010	785331	0910	01/07	659,990	3,330	0	9	2006	3	7,256	N	N	34626 SE LEITZ ST
010	785324	0370	11/05	641,140	3,330	0	9	2005	3	7,260	N	N	6509 DENNY PEAK DR SE
010	785322	0190	02/05	558,385	3,330	0	9	2004	3	7,921	N	N	7729 GREENRIDGE CT SE
010	785330	1580	04/07	714,990	3,335	0	9	2006	3	8,747	N	N	34018 SE SALAL ST
010	785327	0130	11/05	680,310	3,350	0	9	2005	3	9,534	N	N	34717 SE CARMICHAEL LOOP
010	785327	0170	10/05	623,208	3,350	0	9	2005	3	7,276	N	N	34622 SE CARMICHAEL LOOP
010	785327	0030	09/05	577,950	3,350	0	9	2005	3	6,254	N	N	34613 SE CARMICHAEL LOOP
010	785327	0070	07/05	585,137	3,350	0	9	2005	3	6,350	N	N	34628 SE CARMICHAEL LOOP
010	785324	0040	04/05	678,990	3,350	0	9	2004	3	7,857	Y	N	6808 DENNY PEAK DR SE
010	785328	0670	11/05	749,000	3,360	1,440	9	2005	3	5,573	Y	N	6829 PINEHURST AVE SE
010	785324	0480	10/06	680,000	3,370	0	9	2005	3	8,785	N	N	35908 SE SANDALEE CT
010	785324	0480	08/05	580,990	3,370	0	9	2005	3	8,785	N	N	35908 SE SANDALEE CT
010	785328	0540	10/07	729,000	3,390	1,100	9	2006	3	6,940	Y	N	6818 PINEHURST AVE SE
010	785328	0550	10/06	731,000	3,390	1,100	9	2006	3	5,099	Y	N	6820 PINEHURST AVE SE
010	785328	0580	10/06	793,868	3,390	1,100	9	2006	3	5,283	Y	N	6826 PINEHURST AVE SE
010	785328	0520	07/06	665,074	3,390	1,100	9	2006	3	7,677	Y	N	6814 PINEHURST AVE SE
010	785328	0620	06/06	775,000	3,390	1,100	9	2006	3	5,805	Y	N	6908 PINEHURST AVE SE
010	785328	0540	12/05	658,000	3,390	1,100	9	2006	3	6,940	Y	N	6818 PINEHURST AVE SE
010	785328	0570	11/06	747,164	3,400	1,010	9	2006	3	5,104	Y	N	6824 PINEHURST AVE SE
010	785328	0630	06/06	678,000	3,400	1,010	9	2006	3	5,569	Y	N	6910 PINEHURST AVE SE
010	785328	0600	04/06	675,265	3,400	1,010	9	2005	3	5,900	Y	N	6902 PINEHURST AVE SE
010	785324	0510	07/07	710,000	3,450	0	9	2005	3	8,496	N	N	35905 SE SANDALEE CT
010	785324	0430	08/05	616,990	3,450	0	9	2005	3	8,809	N	N	35907 SE KENNEDY CT

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785324	0510	08/05	580,990	3,450	0	9	2005	3	8,496	N	N	35905 SE SANDALEE CT
010	785324	0120	07/05	738,990	3,450	0	9	2004	3	8,704	Y	N	6630 DENNY PEAK DR SE
010	785324	0150	06/05	744,990	3,450	0	9	2004	3	8,178	Y	N	6610 DENNY PEAK DR SE
010	785324	0530	06/05	619,990	3,450	0	9	2005	3	9,209	N	N	35913 SE SANDALEE CT
010	785322	0250	01/05	560,993	3,450	0	9	2004	3	7,795	Y	N	7705 GREENRIDGE CT SE
010	785328	0650	11/05	771,000	3,460	1,530	9	2005	3	6,578	Y	N	6907 PINEHURST AVE SE
010	785322	0010	06/05	634,950	3,460	0	9	2004	3	8,107	Y	N	36123 SE ISLEY ST
010	785327	0420	06/06	767,009	3,470	0	9	2006	3	12,079	N	N	6122 DOUGLAS AVE SE
010	785327	0140	11/05	625,000	3,470	0	9	2005	3	11,148	N	N	34719 SE CARMICHAEL LOOP
010	785327	0100	11/05	674,950	3,470	0	9	2005	3	14,271	N	N	34705 SE CARMICHAEL LOOP
010	785327	0200	06/05	529,950	3,470	0	9	2005	3	6,651	N	N	34612 SE CARMICHAEL LOOP
010	785327	0080	03/06	700,000	3,480	0	9	2005	3	6,391	N	N	34624 SE CARMICHAEL ST
010	785327	0150	10/05	589,950	3,480	0	9	2005	3	11,901	N	N	34630 SE CARMICHAEL LOOP
010	785324	0300	12/05	690,240	3,500	0	9	2005	3	9,761	Y	N	6402 DENNY PEAK DR SE
010	785324	0350	12/05	617,477	3,500	0	9	2005	3	8,028	N	N	35909 SE BOULDER CT
010	785324	0310	12/05	620,990	3,500	0	9	2005	3	11,306	Y	N	6429 DENNY PEAK DR SE
010	785324	0400	10/05	611,990	3,500	0	9	2005	3	8,336	N	N	35906 SE KENNEDY CT
010	785328	0050	12/06	869,990	3,530	0	9	2006	3	9,504	Y	N	36125 SE TURNBERRY ST
010	785328	0300	12/06	1,003,261	3,530	0	9	2006	3	23,099	Y	N	6933 PINEHURST AVE SE
010	785328	0020	11/06	809,990	3,530	0	9	2006	3	9,290	Y	N	36211 SE TURNBERRY ST
010	785328	0110	07/06	814,990	3,530	0	9	2006	3	8,049	Y	N	36101 SE TURNBERRY ST
010	785328	0120	05/06	889,990	3,530	0	9	2006	3	8,336	N	N	36010 SE TURNBERRY ST
010	785328	0280	05/06	759,990	3,530	0	9	2006	3	9,940	Y	N	6917 ARDMORE AVE SE
010	785328	0230	04/06	799,990	3,530	0	9	2005	3	6,900	N	N	36204 SE TURNBERRY ST
010	785328	0180	04/06	866,990	3,530	0	9	2006	3	8,627	N	N	36116 SE TURNBERRY ST
010	785327	0120	01/06	689,950	3,530	0	9	2005	3	10,099	N	N	34713 SE CARMICHAEL LOOP
010	785327	0020	10/05	599,950	3,530	0	9	2005	3	5,857	N	N	34611 SE CARMICHAEL LOOP
010	785201	0690	10/05	640,000	3,530	0	9	1999	3	8,950	N	N	7306 CHANTICLEER AVE SE
010	785327	0160	10/05	667,997	3,530	0	9	2005	3	9,667	N	N	34626 SE CARMICHAEL LOOP
010	785327	0060	09/05	635,326	3,530	0	9	2005	3	5,856	N	N	34702 SE CARMICHAEL LOOP

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785327	0180	08/05	589,950	3,530	0	9	2005	3	8,127	N	N	34618 SE CARMICHAEL LOOP
010	785330	1610	08/07	789,990	3,550	0	9	2007	3	8,750	N	N	34102 SE SALAL ST
010	785330	1570	04/07	768,100	3,550	0	9	2006	3	10,968	N	N	34014 SE SALAL ST
010	785330	1730	11/06	739,990	3,550	0	9	2006	3	7,953	N	N	6510 SWORD FERN AVE SE
010	785322	0170	04/05	606,268	3,560	0	9	2005	3	17,531	Y	N	7803 GREENRIDGE CT SE
010	785327	0010	12/05	638,035	3,570	0	9	2005	3	7,158	N	N	34609 SE CARMICHAEL LOOP
010	785322	0220	03/05	581,950	3,570	0	9	2004	3	7,827	Y	N	7717 GREENRIDGE CT SE
010	785331	0360	07/06	700,000	3,600	0	9	2006	3	6,242	N	N	34803 SE BYBEE ST
010	785331	0260	05/06	735,990	3,600	0	9	2006	3	8,624	N	N	34804 SE LEITZ ST
010	785328	0250	06/06	791,000	3,860	0	9	2006	3	9,387	Y	N	6929 ARDMORE AVE SE
010	785324	0460	08/05	626,990	3,860	0	9	2005	3	7,680	N	N	6609 DENNY PEAK DR SE
010	785328	0240	05/06	810,990	3,870	0	9	2006	3	8,361	Y	N	36210 SE TURNBERRY ST
010	785324	0020	04/05	677,990	3,870	0	9	2004	3	8,329	Y	N	6820 DENNY PEAK DR SE
010	785324	0130	03/05	716,990	3,870	0	9	2004	3	8,889	Y	N	6624 DENNY PEAK DR SE
010	785328	0040	01/07	785,000	3,880	0	9	2006	3	9,883	Y	N	36203 SE TURNBERRY ST
010	785328	0130	12/06	799,990	3,880	0	9	2006	3	8,330	N	N	36014 SE TURNBERRY ST
010	785324	0160	02/05	701,053	3,880	0	9	2004	3	8,080	Y	N	6604 DENNY PEAK DR SE
010	785330	1660	06/07	805,300	3,920	0	9	2007	3	8,572	N	N	34017 SE SALAL ST
010	785330	1620	06/07	790,000	3,920	0	9	2006	3	11,928	N	N	34106 SE SALAL ST
010	785330	1350	03/07	735,000	3,920	0	9	2006	3	7,547	N	N	6613 SWORD FERN AVE SE
010	785330	1710	01/07	707,000	3,920	0	9	2006	3	8,468	N	N	6502 SWORD FERN AVE SE
010	785330	1550	07/07	813,823	3,940	0	9	2007	3	13,009	N	N	34006 SE SALAL ST
010	785330	1590	02/07	779,990	3,940	0	9	2006	3	8,449	N	N	34022 SE SALAL ST
010	785328	0160	09/06	900,000	3,940	0	9	2006	3	8,627	N	N	36104 SE TURNBERRY ST
010	785328	0070	07/06	835,000	3,940	0	9	2006	3	8,147	Y	N	36117 SE TURNBERRY ST
010	785201	0560	04/05	556,900	3,940	0	9	1998	3	8,422	N	N	7039 CHANTICLEER AVE SE
010	785328	0090	12/06	770,000	3,950	0	9	2006	3	8,130	Y	N	36107 SE TURNBERRY ST
010	785328	0200	07/06	828,390	3,950	0	9	2006	3	8,627	N	N	36124 SE TURNBERRY ST
010	785330	1480	09/07	865,000	4,000	0	9	2007	3	29,031	N	N	33830 SE SALAL ST
010	785330	1560	08/07	819,990	4,000	0	9	2007	3	15,253	N	N	34010 SE SALAL ST

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785331	0110	07/07	789,990	4,000	0	9	2007	3	5,858	N	N	8610 LEITZ AVE SE
010	785330	1600	04/07	799,990	4,000	0	9	2007	3	9,113	N	N	34026 SE SALAL ST
010	785330	1650	02/07	789,990	4,000	0	9	2006	3	11,247	N	N	34021 SE SALAL ST
010	785330	1720	12/06	764,900	4,000	0	9	2006	3	7,871	N	N	6506 SWORD FERN AVE SE
010	785331	0930	08/07	804,990	4,010	0	9	2007	3	6,442	N	N	34630 SE LEITZ ST
010	785331	0190	05/07	784,990	4,010	0	9	2007	3	5,832	N	N	34815 SE LEITZ ST
010	785324	0050	11/06	807,690	4,050	0	9	2004	3	7,550	Y	N	6802 DENNY PEAK DR SE
010	785324	0090	05/06	925,000	4,050	0	9	2004	3	9,387	Y	N	6714 DENNY PEAK DR SE
010	785324	0050	02/05	699,990	4,050	0	9	2004	3	7,550	Y	N	6802 DENNY PEAK DR SE
010	785324	0380	02/06	679,990	4,090	0	9	2006	3	7,260	N	N	6517 DENNY PEAK DR SE
010	785324	0450	10/05	675,956	4,090	0	9	2005	3	7,560	N	N	6603 DENNY PEAK DR SE
010	785324	0140	01/07	832,500	4,110	0	9	2004	3	8,328	Y	N	6616 DENNY PEAK DR SE
010	785324	0270	08/05	715,204	4,110	0	9	2005	3	13,602	Y	N	6414 DENNY PEAK DR SE
010	785324	0030	03/05	710,990	4,110	0	9	2004	3	8,583	Y	N	6814 DENNY PEAK DR SE
010	785324	0140	01/05	723,000	4,110	0	9	2004	3	8,328	Y	N	6616 DENNY PEAK DR SE
010	785331	0080	11/07	700,000	4,150	0	9	2007	3	5,471	N	N	8526 LEITZ AVE SE
010	785328	0030	11/06	983,359	4,310	0	9	2007	3	9,804	Y	N	36207 SE TURNBERRY ST
010	785328	0060	08/06	913,948	4,310	0	9	2006	3	8,818	Y	N	36121 SE TURNBERRY ST
010	785328	0220	08/06	890,784	4,310	0	9	2006	3	8,564	N	N	36130 SE TURNBERRY ST
010	785328	0100	08/06	868,100	4,310	0	9	2006	3	8,254	Y	N	36105 SE TURNBERRY ST
010	785328	0150	07/06	909,990	4,310	0	9	2006	3	8,347	N	N	36026 SE TURNBERRY ST
010	785328	0270	07/06	842,990	4,310	0	9	2006	3	8,979	Y	N	6921 ARDMORE AVE SE
010	785328	0190	05/06	874,990	4,310	0	9	2006	3	8,627	N	N	36120 SE TURNBERRY ST
010	785322	0340	05/06	838,000	2,990	800	10	2004	3	7,953	N	N	7523 SNOWBERRY AVE SE
010	785322	0340	04/05	705,018	2,990	800	10	2004	3	7,953	N	N	7523 SNOWBERRY AVE SE
010	785322	0320	02/05	695,932	3,050	800	10	2004	3	7,851	N	N	7601 SNOWBERRY AVE SE
010	785207	0020	04/07	929,000	3,120	0	10	2003	3	13,928	Y	N	35207 PALMETER LN
010	785207	0200	09/06	1,050,000	3,120	1,260	10	2003	3	15,964	Y	N	6302 FAIRWAY PL SE
010	785207	0200	05/05	998,000	3,120	1,260	10	2003	3	15,964	Y	N	6302 FAIRWAY PL SE
010	785322	0350	04/05	732,981	3,150	1,070	10	2004	3	8,004	N	N	7517 SNOWBERRY AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785322	0410	04/05	819,385	3,170	0	10	2005	3	16,184	Y	N	7411 SNOWBERRY AVE SE
010	785322	0370	08/07	935,700	3,180	0	10	2005	3	11,969	N	N	7509 SNOWBERRY AVE SE
010	785198	0310	05/06	875,000	3,180	1,290	10	2003	3	13,304	Y	N	7033 EAGLE LAKE DR
010	785322	0370	12/05	808,179	3,180	0	10	2005	3	11,969	N	N	7509 SNOWBERRY AVE SE
010	785322	0430	04/06	900,000	3,320	0	10	2006	3	14,212	Y	N	7414 PINNACLE PL SE
010	785322	0330	04/06	771,310	3,350	1,070	10	2004	3	7,902	N	N	7527 SNOWBERRY AVE SE
010	785322	0330	03/05	763,675	3,350	1,070	10	2004	3	7,902	N	N	7527 SNOWBERRY AVE SE
010	785322	0310	02/05	764,825	3,350	1,070	10	2004	3	7,804	N	N	7605 SNOWBERRY AVE SE
010	785208	0010	02/06	750,000	3,370	0	10	2001	3	10,460	N	N	35133 AUGUSTA PL SE
010	785201	0270	06/05	645,000	3,430	0	10	1999	3	8,031	Y	N	35511 SE ENGLISH ST
010	785322	0360	01/05	695,469	3,440	0	10	2004	3	8,167	N	N	7513 SNOWBERRY AVE SE
010	785201	0260	08/06	690,000	3,450	0	10	1999	3	7,865	Y	N	35517 SE ENGLISH ST
010	785322	0400	04/06	828,434	3,460	0	10	2006	3	13,842	Y	N	7419 SNOWBERRY AVE SE
010	785322	0450	06/06	898,450	3,490	0	10	2006	3	10,486	Y	N	7418 PINNACLE PL SE
010	785212	0160	07/05	690,000	3,510	0	10	2001	3	9,568	N	N	6715 AZALEA WAY SE
010	785212	0230	08/06	975,000	3,530	840	10	2003	3	12,765	N	N	6618 AZALEA WAY SE
010	785199	0310	07/06	870,000	3,530	0	10	2001	3	11,725	Y	N	6633 FAIRWAY AVE SE
010	785212	0150	09/05	734,950	3,570	0	10	2001	3	9,462	N	N	34823 SE GARDEN CT
010	785322	0420	04/05	837,590	3,570	0	10	2005	3	11,491	Y	N	7406 PINNACLE PL SE
010	785199	0370	07/06	835,000	3,650	0	10	2000	3	10,876	N	N	6517 FAIRWAY AVE SE
010	785322	0390	04/06	870,270	3,660	0	10	2006	3	11,995	Y	N	7425 SNOWBERRY AVE SE
010	785208	0100	08/05	739,950	3,670	0	10	2001	3	10,293	Y	N	35212 AUGUSTA PL SE
010	785208	0100	01/05	678,500	3,670	0	10	2001	3	10,293	Y	N	35212 AUGUSTA PL SE
010	785212	0040	08/05	729,950	3,690	0	10	2001	3	8,770	N	N	6617 AZALEA WAY SE
010	785216	0080	03/05	800,000	3,720	0	10	2004	3	13,591	Y	N	7207 SAINT ANDREWS LN SE
010	785201	0240	07/06	770,000	3,770	0	10	2000	3	7,546	Y	N	35531 SE ENGLISH ST
010	785199	0160	06/05	750,000	3,770	0	10	1999	3	12,587	N	N	6431 CASCADE AVE SE
010	785199	0360	03/07	800,000	3,780	0	10	1999	3	10,725	N	N	6527 FAIRWAY AVE SE
010	785322	0440	10/06	889,000	3,860	0	10	2006	3	10,994	Y	N	7416 PINNACLE PL SE
010	785322	0380	06/06	829,950	3,860	0	10	2006	3	11,899	N	N	7501 SNOWBERRY AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785212	0212	06/07	1,115,000	3,870	700	10	2003	3	10,857	N	N	6722 AZALEA WAY SE
010	785198	0340	06/07	870,000	3,900	0	10	1999	3	13,346	Y	N	7013 EAGLE LAKE DR
010	785201	1070	11/05	1,195,000	3,900	2,060	10	2005	3	20,197	Y	N	6930 FAIRWAY PL SE
010	785216	0090	03/05	819,280	3,950	0	10	2004	3	16,489	Y	N	7211 SAINT ANDREWS LN SE
010	785198	0090	11/05	865,000	3,960	0	10	2003	3	12,800	Y	N	6749 CASCADE AVE SE
010	785208	0090	02/05	755,000	3,972	0	10	2000	3	13,019	Y	N	35208 AUGUSTA PL SE
010	785199	0190	01/07	970,000	4,000	0	10	2002	3	10,270	Y	N	6524 FAIRWAY AVE SE
010	785207	0150	08/05	1,099,000	4,110	2,020	10	2005	3	13,746	Y	N	6214 FAIRWAY PL SE
010	785208	0060	11/06	890,000	4,170	0	10	2001	3	10,642	Y	N	35124 AUGUSTA PL SE
010	785198	0040	07/05	849,000	4,200	80	10	2001	3	12,365	Y	N	7041 CASCADE AVE SE
010	785216	0070	04/05	849,880	4,210	0	10	2004	3	14,599	Y	N	7203 SAINT ANDREWS LN SE
010	785216	0060	04/05	834,880	4,210	0	10	2004	3	16,478	Y	N	7133 SAINT ANDREWS LN SE
010	785198	0140	09/06	1,229,000	4,330	0	10	2001	3	18,808	Y	N	6824 CASCADE AVE SE
010	785198	0030	08/05	855,000	4,420	0	10	2001	3	12,238	Y	N	7101 CASCADE AVE SE
010	785207	0220	09/05	1,250,000	5,630	0	10	2004	3	12,813	Y	N	6318 FAIRWAY PL SE
010	785198	0110	05/07	1,375,000	3,540	1,130	11	2003	3	15,822	Y	N	6766 CASCADE AVE SE
010	785212	0130	11/06	1,050,600	3,880	0	11	2001	3	10,989	N	N	34809 SE GARDEN CT
010	785207	0240	10/07	1,420,000	4,050	0	11	2004	3	12,751	Y	N	6402 FAIRWAY PL SE
010	785201	0080	08/06	1,025,000	4,090	0	11	2001	3	9,090	Y	N	7026 LAUREL AVE SE
010	785207	0230	10/05	1,225,000	4,420	0	11	2001	3	12,690	Y	N	6326 FAIRWAY PL SE
010	785201	0060	04/05	934,950	4,420	0	11	2001	3	9,009	Y	N	7012 LAUREL AVE SE
010	785216	0270	10/06	1,230,000	4,500	280	11	2006	3	14,282	Y	N	36208 SE SAINT ANDREWS LN
010	785199	0180	09/05	950,000	4,580	0	11	2002	3	9,901	Y	N	6518 FAIRWAY AVE SE
010	785198	0250	05/07	1,325,000	4,600	2,440	11	2001	3	12,655	Y	N	7040 CASCADE AVE SE
010	785201	0100	03/05	898,950	4,610	0	11	2001	3	9,165	Y	N	7042 LAUREL AVE SE
010	785207	0080	04/05	881,000	4,780	0	11	2005	3	14,149	Y	N	35206 PALMETER LN
010	785199	0170	10/05	965,000	4,800	0	11	2001	3	13,438	Y	N	6510 FAIRWAY AVE SE
010	785216	0260	03/07	1,421,412	4,850	0	11	2006	3	13,102	Y	N	36218 SE SAINT ANDREWS LN
010	785216	0170	09/06	1,460,000	4,980	0	11	2006	3	18,069	Y	N	7319 INVERNESS DR SE
010	785198	0240	11/05	1,159,150	5,010	1,130	11	2005	3	17,137	Y	N	7030 CASCADE AVE SE

**Improved Sales Used In This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Above Grade Living	Finished Bsmt	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
010	785199	0140	08/06	2,150,000	5,800	0	12	2001	3	20,374	N	N	6521 CASCADE AVE SE

Improved Sales Removed From This Physical Inspection Analysis

Area 75

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
008	032307	9026	04/05	210,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
008	032307	9065	07/07	225,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
008	032307	9082	05/05	530,000	RELOCATION - SALE TO SERVICE
008	072407	9016	03/05	5,000	NON-REPRESENTATIVE SALE
008	102307	9026	12/05	885,000	PRESALE
008	102307	9036	10/05	410,000	PRESALE
008	102307	9056	11/05	201,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
008	102307	9056	05/05	100,000	NON-REPRESENTATIVE SALE
008	102307	9149	07/06	458,000	RELOCATION - SALE TO SERVICE
008	142406	9069	11/05	1,375,000	FORCED SALE
008	142406	9073	09/05	530,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
008	152407	9016	06/05	567,000	PRESALE
008	152407	9188	10/06	1,375,000	NO MARKET EXPOSURE
008	162407	9101	10/07	878,940	NO MARKET EXPOSURE
008	162407	9111	08/05	725,000	RELOCATION - SALE TO SERVICE
008	162407	9112	03/06	785,000	PARTIAL INTEREST (1/3, 1/2, Etc.)
008	182407	9006	03/06	1,200,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
008	182407	9037	09/05	595,950	IMP. CHARACTERISTICS CHANGED SINCE SALE
008	182407	9040	04/06	415,000	NO MARKET EXPOSURE
008	192407	9030	04/06	550,000	PARTIAL INTEREST (1/3, 1/2, Etc.)
008	202407	9024	07/06	650,000	RELOCATION - SALE TO SERVICE
008	202407	9035	04/05	540,000	NON-REPRESENTATIVE SALE
008	202407	9050	03/06	804,000	PARTIAL INTEREST (1/3, 1/2, Etc.)
008	202407	9072	04/05	649,888	IMP. CHARACTERISTICS CHANGED SINCE SALE
008	212407	9081	05/05	426,760	TENANT
008	222406	9014	08/07	537,261	NON-REPRESENTATIVE SALE
008	222406	9120	11/06	1,200,000	RELOCATION - SALE BY SERVICE
008	232406	9159	02/05	1,450,000	NO MARKET EXPOSURE
008	232406	9164	03/07	2,165,000	RELATED PARTY, FRIEND, OR NEIGHBOR
008	262407	9024	02/06	870,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
008	272407	9089	06/05	969,900	NO MARKET EXPOSURE
008	282407	9033	03/06	752,000	PRESALE
008	292407	9029	06/05	230,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
008	292407	9034	07/05	295,000	RELOCATION - SALE TO SERVICE
008	302407	9017	09/06	300,000	PRESALE
008	302407	9030	02/05	305,000	PRESALE
008	302407	9057	01/05	240,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
008	302407	9061	05/05	292,700	RELOCATION - SALE BY SERVICE
008	302407	9070	08/06	452,000	PRESALE
008	302407	9083	05/05	321,000	PRESALE
008	322407	9067	10/06	500,000	PRESALE
008	322407	9074	01/06	425,000	QUIT CLAIM DEED

**Improved Sales Removed From This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
008	322407	9127	09/06	37,686	QUIT CLAIM DEED
008	328130	0015	11/05	155,000	RELOCATION - SALE TO SERVICE
008	332407	9069	10/06	625,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
008	398030	0010	06/05	330,000	NO MARKET EXPOSURE
008	398030	0155	07/07	940,000	NON-REPRESENTATIVE SALE
008	398030	0175	03/07	39,946	IMP. CHARACTERISTICS CHANGED SINCE SALE
008	398030	0290	08/06	423,300	PLOTTAGE
008	689330	0110	05/05	390,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
008	689330	0190	07/06	268,000	NO MARKET EXPOSURE
008	689330	0230	11/07	325,000	FORCED SALE
008	689330	0340	12/05	330,000	PRESALE
008	689330	0600	10/07	335,000	SELLING OR BUYING COSTS AFFECTING SALE PRICE
009	362980	0280	08/06	503,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
009	362980	0280	08/06	503,000	RELOCATION - SALE BY SERVICE
009	362983	0280	10/07	600,000	RELOCATION - SALE TO SERVICE
009	362983	0280	10/07	600,000	RELOCATION - SALE TO SERVICE
009	362983	0330	11/05	539,500	IMP. CHARACTERISTICS CHANGED SINCE SALE
009	362983	0330	11/05	539,500	PRESALE
009	362983	0340	11/06	549,950	NO MARKET EXPOSURE
009	362983	0340	10/06	549,950	IMP. CHARACTERISTICS CHANGED SINCE SALE
009	362986	0150	05/05	560,000	NO MARKET EXPOSURE
009	362986	0150	05/05	560,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
009	362986	0200	04/05	436,150	IMP. CHARACTERISTICS CHANGED SINCE SALE
009	362987	0060	03/05	395,000	RELOCATION - SALE TO SERVICE
009	362987	0300	03/05	418,000	RELOCATION - SALE BY SERVICE
009	362988	0250	10/07	620,000	NO MARKET EXPOSURE
009	362988	0250	09/07	662,500	RELOCATION - SALE BY SERVICE
009	362989	0120	06/07	1,142,225	RELATED PARTY, FRIEND, OR NEIGHBOR
009	362989	0120	06/07	1,142,225	NON-REPRESENTATIVE SALE
009	362991	0170	09/06	567,950	PARTIAL INTEREST (1/3, 1/2, Etc.)
009	362991	0190	09/06	600,000	BANKRUPTCY - RECEIVER OR TRUSTEE
009	362992	0030	07/07	173,239	RELOCATION - SALE TO SERVICE
009	362992	1320	03/05	498,000	RELOCATION - SALE TO SERVICE
009	362992	1320	03/05	498,000	RELOCATION - SALE TO SERVICE
009	362992	1604	10/06	899,900	NO MARKET EXPOSURE
009	362992	1606	11/07	917,500	RELOCATION - SALE TO SERVICE
009	362995	0030	12/07	360,000	NON-REPRESENTATIVE SALE
009	362996	0680	01/06	384,900	NON-REPRESENTATIVE SALE
009	362996	0680	12/05	334,021	IMP. CHARACTERISTICS CHANGED SINCE SALE
009	362997	0800	01/05	392,754	NON-REPRESENTATIVE SALE
009	362997	0990	06/05	512,098	PRESALE
009	362998	0270	02/05	160,000	NON-REPRESENTATIVE SALE
009	362998	0290	06/05	543,704	RELOCATION - SALE TO SERVICE
009	362999	0020	05/05	321,419	NON-REPRESENTATIVE SALE
009	362999	0190	09/06	494,000	IMP. CHARACTERISTICS CHANGED SINCE SALE

**Improved Sales Removed From This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
009	362999	0270	02/05	294,409	EASEMENT OR RIGHT-OF-WAY
009	362999	0290	02/05	365,489	PRESALE
009	362999	0300	02/05	347,344	PRESALE
009	363000	0040	01/06	277,200	NON-REPRESENTATIVE SALE
009	363002	0220	08/07	410,000	QUIT CLAIM DEED
009	363003	0010	05/05	339,300	IMP. CHARACTERISTICS CHANGED SINCE SALE
009	363003	0030	07/05	339,300	EXEMPT FROM EXCISE TAX
009	363004	0030	12/05	599,800	IMP. CHARACTERISTICS CHANGED SINCE SALE
009	363004	0090	06/07	640,000	NO MARKET EXPOSURE
009	363005	0090	08/06	270,557	TENANT
009	363005	0100	08/06	331,321	PRESALE
009	363005	0120	06/07	168,000	RELOCATION - SALE BY SERVICE
009	363005	0140	06/06	277,200	NO MARKET EXPOSURE
009	363005	0150	06/06	337,100	PRESALE
009	363005	0160	05/06	337,100	PRESALE
009	363005	0190	10/07	408,000	RELOCATION - SALE BY SERVICE
009	363005	0190	09/07	408,000	RELOCATION - SALE BY SERVICE
009	363006	0020	07/05	238,900	NO MARKET EXPOSURE
009	363006	0280	01/06	90,000	PRESALE
009	363007	0010	08/05	238,900	RELATED PARTY, FRIEND, OR NEIGHBOR
009	363007	0080	02/07	45,000	NO MARKET EXPOSURE
009	363007	0100	10/05	268,600	NO MARKET EXPOSURE
009	363007	0230	02/06	239,100	RELOCATION - SALE TO SERVICE
009	363008	0010	05/06	400,000	PRESALE
009	363008	0070	09/05	277,250	IMP. CHARACTERISTICS CHANGED SINCE SALE
009	363008	0240	05/06	277,250	PRESALE
009	363008	0250	05/06	277,250	NO MARKET EXPOSURE
009	363008	0280	03/06	301,100	PRESALE
009	363008	0290	05/06	414,000	NON-REPRESENTATIVE SALE
009	363008	0300	12/06	325,000	NON-REPRESENTATIVE SALE
009	363008	0330	05/06	301,100	RELATED PARTY, FRIEND, OR NEIGHBOR
009	363008	0360	04/06	310,133	NO MARKET EXPOSURE
009	363008	0420	11/06	434,900	RELOCATION - SALE TO SERVICE
009	363008	0420	11/06	434,900	RELOCATION - SALE BY SERVICE
009	363008	0480	02/06	301,100	RELOCATION - SALE TO SERVICE
009	363011	0140	11/06	645,578	IMP. CHARACTERISTICS CHANGED SINCE SALE
009	363011	0160	09/06	625,981	RELATED PARTY, FRIEND, OR NEIGHBOR
009	363011	0260	08/06	606,034	RELOCATION - SALE BY SERVICE
009	363011	0490	06/05	383,225	NO MARKET EXPOSURE
009	363011	0540	09/07	600,000	RELOCATION - SALE TO SERVICE
009	363011	0640	05/05	407,124	IMP. CHARACTERISTICS CHANGED SINCE SALE
009	363012	0110	05/06	495,000	NO MARKET EXPOSURE
009	363012	0130	04/06	515,800	RELOCATION - SALE TO SERVICE
009	363012	0210	08/06	499,800	NO MARKET EXPOSURE
009	363012	0220	10/06	491,800	RELOCATION - SALE TO SERVICE

**Improved Sales Removed From This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
009	363012	0230	11/06	496,500	RELOCATION - SALE TO SERVICE
009	363012	0680	08/07	829,578	% COMPLETE PREVIOUS ROLL
009	363012	0800	12/06	401,000	RELOCATION - SALE TO SERVICE
009	363012	0810	12/06	401,000	RELATED PARTY, FRIEND, OR NEIGHBOR
009	363012	1000	11/06	719,800	PRESALE
009	363012	1010	05/07	735,000	RELOCATION - SALE TO SERVICE
009	363013	0150	04/06	525,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
009	363013	0150	04/06	525,000	RELOCATION - SALE BY SERVICE
009	363013	0190	01/06	498,686	PRESALE
009	363013	0240	03/06	509,950	IMP. CHARACTERISTICS CHANGED SINCE SALE
009	363013	0250	03/06	500,706	CORPORATE AFFILIATES
009	363015	0020	06/05	346,210	RELOCATION - SALE TO SERVICE
009	363015	0090	08/06	313,460	PRESALE
009	363015	0100	12/05	301,790	PRESALE
009	363015	0160	12/05	301,800	RELOCATION - SALE TO SERVICE
009	363015	0180	12/05	314,800	IMP. CHARACTERISTICS CHANGED SINCE SALE
009	363015	0210	11/05	301,560	RELOCATION - SALE BY SERVICE
009	363016	0180	06/06	650,000	RELOCATION - SALE TO SERVICE
009	363016	0280	01/07	689,850	QUIT CLAIM DEED
009	363016	0280	01/07	689,850	RELOCATION - SALE TO SERVICE
009	363016	0280	11/05	584,525	PRESALE
009	363016	0650	12/07	1,487,500	% COMPLETE PREVIOUS ROLL
009	363018	0010	12/07	1,258,900	RELOCATION - SALE BY SERVICE
009	363018	0060	06/06	709,725	PRESALE
009	363018	0130	02/07	795,000	QUIT CLAIM DEED
009	363018	0260	09/07	722,000	RELOCATION - SALE BY SERVICE
009	363018	0260	04/07	750,000	RELOCATION - SALE TO SERVICE
009	363018	0540	08/07	979,950	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
009	363018	0550	11/07	1,025,000	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
009	363018	0590	09/07	979,950	% COMPLETE PREVIOUS ROLL
009	363018	0600	12/07	999,950	% COMPLETE PREVIOUS ROLL
009	363018	0610	06/07	1,008,502	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
009	363019	0010	08/07	520,950	% COMPLETE PREVIOUS ROLL
009	363019	0020	08/07	515,970	% COMPLETE PREVIOUS ROLL
009	363019	0030	08/07	504,950	% COMPLETE PREVIOUS ROLL
009	363019	0040	12/07	515,000	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
009	363020	0330	09/07	1,339,000	% COMPLETE PREVIOUS ROLL
009	363020	0450	06/07	669,500	% COMPLETE PREVIOUS ROLL
009	363020	0500	08/07	709,900	% COMPLETE PREVIOUS ROLL
009	363020	0520	01/07	692,864	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
009	363020	0870	10/07	975,000	% COMPLETE PREVIOUS ROLL
009	363020	0890	08/07	949,900	% COMPLETE PREVIOUS ROLL
009	363020	0900	09/07	944,125	% COMPLETE PREVIOUS ROLL
009	363020	0910	10/07	863,521	% COMPLETE PREVIOUS ROLL
009	363020	0940	09/07	881,151	% COMPLETE PREVIOUS ROLL

**Improved Sales Removed From This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
009	363021	0300	11/07	1,421,530	% COMPLETE PREVIOUS ROLL
009	363022	0010	05/07	875,000	RELOCATION - SALE TO SERVICE
009	895600	0350	08/07	612,248	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
009	895600	0390	11/07	648,481	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
009	895600	0400	12/07	663,595	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785198	0030	08/05	855,000	PRESALE
010	785198	0080	03/06	776,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785199	0100	03/07	950,000	RELOCATION - SALE TO SERVICE
010	785199	0150	06/05	718,000	PRESALE
010	785199	0190	01/07	970,000	RELOCATION - SALE TO SERVICE
010	785200	0080	02/05	350,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785200	0470	07/07	450,000	NO MARKET EXPOSURE
010	785200	0470	07/07	450,000	RELOCATION - SALE TO SERVICE
010	785200	0470	02/06	470,000	NON-REPRESENTATIVE SALE
010	785201	0090	02/07	850,000	RELATED PARTY, FRIEND, OR NEIGHBOR
010	785201	0240	07/06	770,000	RELOCATION - SALE TO SERVICE
010	785201	0350	06/06	520,000	RELATED PARTY, FRIEND, OR NEIGHBOR
010	785201	0480	04/05	410,000	NON-REPRESENTATIVE SALE
010	785201	0550	01/07	580,000	RELOCATION - SALE BY SERVICE
010	785201	0780	11/06	600,000	RELOCATION - SALE TO SERVICE
010	785202	0290	07/06	549,950	RELATED PARTY, FRIEND, OR NEIGHBOR
010	785202	0590	02/06	542,000	PRESALE
010	785202	0660	03/06	523,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785203	0400	08/06	475,000	PRESALE
010	785203	0560	06/06	499,000	RELOCATION - SALE TO SERVICE
010	785203	0690	03/05	427,000	PRESALE
010	785203	0980	05/06	525,000	PRESALE
010	785204	0010	06/05	601,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785204	0080	08/05	440,000	PRESALE
010	785205	0160	10/05	322,000	NO MARKET EXPOSURE
010	785206	0370	07/05	350,000	NON-REPRESENTATIVE SALE
010	785206	0490	04/05	329,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785208	0040	04/05	780,000	PRESALE
010	785208	0060	11/06	890,000	NON-REPRESENTATIVE SALE
010	785209	0660	07/06	635,000	NO MARKET EXPOSURE
010	785211	0180	11/06	480,000	PRESALE
010	785211	0360	06/07	580,000	RELOCATION - SALE TO SERVICE
010	785211	0410	05/06	575,000	PRESALE
010	785211	0480	01/05	496,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785211	0480	01/05	496,000	RELOCATION - SALE TO SERVICE
010	785213	0760	06/06	495,000	NON-REPRESENTATIVE SALE
010	785215	0010	07/05	314,500	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785215	0200	02/06	424,900	NO MARKET EXPOSURE
010	785215	0290	04/06	135,816	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785216	0210	09/05	997,500	NO MARKET EXPOSURE

**Improved Sales Removed From This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
010	785217	0600	07/07	433,900	RELATED PARTY, FRIEND, OR NEIGHBOR
010	785217	0600	05/06	479,900	PRESALE
010	785217	0640	05/05	385,000	PRESALE
010	785217	0680	06/05	386,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785217	0700	01/05	360,000	FULL SALES PRICE NOT REPORTED
010	785217	0820	02/06	429,950	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785217	0830	03/06	447,950	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785218	0010	10/05	401,720	BANKRUPTCY - RECEIVER OR TRUSTEE
010	785218	0080	04/05	286,116	RELOCATION - SALE TO SERVICE
010	785218	0100	01/06	360,640	PRESALE
010	785218	0120	02/06	362,100	NO MARKET EXPOSURE
010	785218	0130	02/06	360,440	PRESALE
010	785218	0140	01/06	396,110	BANKRUPTCY - RECEIVER OR TRUSTEE
010	785218	0180	03/06	415,590	PRESALE
010	785218	0190	03/06	414,110	RELOCATION - SALE TO SERVICE
010	785218	0200	03/05	335,528	NON-REPRESENTATIVE SALE
010	785218	0360	10/05	482,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785218	0540	10/07	399,500	RELATED PARTY, FRIEND, OR NEIGHBOR
010	785321	0240	09/07	479,733	RELATED PARTY, FRIEND, OR NEIGHBOR
010	785322	0200	05/07	690,000	RELOCATION - SALE TO SERVICE
010	785322	0460	06/06	869,950	RELOCATION - SALE TO SERVICE
010	785322	0490	05/05	699,950	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785322	0580	06/05	535,000	PRESALE
010	785322	0660	06/05	535,000	PRESALE
010	785322	1150	05/07	731,500	RELATED PARTY, FRIEND, OR NEIGHBOR
010	785322	1230	09/05	555,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785323	0090	06/06	465,000	RELATED PARTY, FRIEND, OR NEIGHBOR
010	785323	0210	01/05	423,805	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785323	0270	12/05	475,000	PRESALE
010	785323	0320	06/05	472,000	RELOCATION - SALE TO SERVICE
010	785324	0650	02/06	655,000	PRESALE
010	785325	0140	07/05	448,950	PRESALE
010	785327	0240	02/06	394,260	NON-REPRESENTATIVE SALE
010	785327	0960	06/07	414,900	RELOCATION - SALE TO SERVICE
010	785327	1140	08/05	410,000	RELOCATION - SALE TO SERVICE
010	785327	1180	12/07	405,000	FORCED SALE
010	785328	0360	08/06	873,995	QUIT CLAIM DEED
010	785328	0430	04/06	747,000	PRESALE
010	785328	0680	07/06	707,322	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785328	0700	01/06	754,500	NON-REPRESENTATIVE SALE
010	785330	0010	09/07	477,260	% COMPLETE PREVIOUS ROLL
010	785330	0030	09/07	422,385	% COMPLETE PREVIOUS ROLL
010	785330	0570	07/07	519,000	RELOCATION - SALE BY SERVICE
010	785330	0840	12/06	585,529	RELATED PARTY, FRIEND, OR NEIGHBOR
010	785330	0900	09/07	453,245	% COMPLETE PREVIOUS ROLL

**Improved Sales Removed From This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
010	785330	0910	09/07	420,905	% COMPLETE PREVIOUS ROLL
010	785330	0930	09/07	421,700	% COMPLETE PREVIOUS ROLL
010	785330	1430	10/07	834,990	% COMPLETE PREVIOUS ROLL
010	785330	1440	11/07	750,090	% COMPLETE PREVIOUS ROLL
010	785330	1460	10/07	799,990	% COMPLETE PREVIOUS ROLL
010	785330	1470	09/07	830,000	% COMPLETE PREVIOUS ROLL
010	785330	1510	12/07	729,990	% COMPLETE PREVIOUS ROLL
010	785330	1540	11/07	749,990	% COMPLETE PREVIOUS ROLL
010	785330	1690	12/07	619,490	NON-REPRESENTATIVE SALE
010	785330	1980	09/07	457,231	% COMPLETE PREVIOUS ROLL
010	785330	2010	09/07	440,375	% COMPLETE PREVIOUS ROLL
010	785330	2020	08/07	429,580	% COMPLETE PREVIOUS ROLL
010	785330	2050	08/07	409,380	% COMPLETE PREVIOUS ROLL
010	785330	2120	09/07	433,620	% COMPLETE PREVIOUS ROLL
010	785330	2160	10/06	387,080	IMP. CHARACTERISTICS CHANGED SINCE SALE
010	785331	0020	12/07	750,000	% COMPLETE PREVIOUS ROLL
010	785331	0130	09/07	832,230	% COMPLETE PREVIOUS ROLL
010	785331	0140	12/07	704,990	% COMPLETE PREVIOUS ROLL
010	785331	0150	12/07	630,000	% COMPLETE PREVIOUS ROLL
010	785331	0160	12/07	699,990	% COMPLETE PREVIOUS ROLL
010	785331	0620	12/07	769,990	% COMPLETE PREVIOUS ROLL
010	785331	1000	11/07	699,990	% COMPLETE PREVIOUS ROLL
010	785331	1020	10/07	819,990	% COMPLETE PREVIOUS ROLL
010	785332	0590	10/07	453,765	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0600	10/07	447,850	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0610	09/07	488,671	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0620	10/07	464,065	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0630	10/07	507,888	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0640	11/07	490,000	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0650	09/07	476,218	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0660	11/07	484,885	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0670	10/07	590,765	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0690	10/07	496,708	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0740	09/07	493,493	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0760	08/07	510,738	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0770	10/07	550,693	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0780	10/07	584,812	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0790	11/07	621,958	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0800	10/07	551,668	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0810	08/07	469,510	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0890	12/07	562,778	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0900	11/07	490,703	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0910	10/07	468,660	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0920	10/07	460,895	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0930	10/07	451,420	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000

**Improved Sales Removed From This Physical Inspection Analysis
Area 75**

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
010	785332	0940	11/07	510,000	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0960	12/07	507,489	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0970	12/07	483,433	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	0980	11/07	532,028	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1020	12/07	445,905	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1050	09/07	444,240	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1070	08/07	439,245	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1080	09/07	461,400	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1110	09/07	425,725	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1120	08/07	442,552	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1130	09/07	477,283	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1140	08/07	536,438	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1150	09/07	456,100	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1160	09/07	418,046	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1190	08/07	538,445	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1200	08/07	502,535	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1210	11/07	473,601	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1220	08/07	467,678	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1230	08/07	524,530	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1240	08/07	526,303	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1250	08/07	497,610	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1260	09/07	463,963	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000
010	785332	1270	08/07	506,785	PREVIOUS ROLL IMP EQUAL / LESS THAN \$25,000

Model Validation

Total Value Model Conclusions, Recommendations and Validation:

Appraiser judgment prevails in all decisions regarding individual parcel valuation. Each parcel is field reviewed and a value selected based on general and specific data pertaining to the parcel, the neighborhood, and the market. The Appraiser determines which available value estimate may be appropriate and may adjust particular characteristics and conditions as they occur in the valuation area.

Application of the Total Value Model described above results in improved equity between sub areas, grades, living area, and age of homes. In addition the resulting assessment level is 99.1%. The standard statistical measures of valuation performance are all within IAAO guidelines and are presented both in the Executive Summary and in the Physical Inspection Ratio Study Report (Before) and (After) included in this report.

The Appraisal Team recommends application of the Appraiser selected values, as indicated by the appropriate model or method.

Application of these recommended values for the 2008 assessment year (taxes payable in 2009) results in an average total change from the 2007 assessments of +10.5%. This increase is due partly to upward market changes over time and the previous assessment levels.

Note: More details and information regarding aspects of the valuations and the report are retained in the working files and folios kept in the appropriate district office.

Area 75 Physical Inspection Ratio Confidence Intervals

These tables represent the percentage changes for specific characteristics.

A 2008 LOWER 95% C.L. greater than the overall weighted mean indicates that assessment levels may be relatively high. A 2007 UPPER 95% C.L. less than the overall weighted mean indicates that levels may be relatively low. The overall 2008 weighted mean is 99.1.

The confidence interval for the arithmetic mean is used as an estimate for the weighted mean.

It is difficult to draw valid conclusions when the sales count is low.

Bldg Grade	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
4	3	0.959	0.959	0.0%	0.789	1.129
6	8	0.810	1.000	23.4%	0.899	1.101
7	715	0.918	0.994	8.2%	0.985	1.003
8	632	0.903	1.005	11.4%	0.994	1.016
9	858	0.902	0.989	9.7%	0.982	0.996
10	150	0.885	0.989	11.8%	0.973	1.005
11	52	0.815	0.945	16.0%	0.905	0.985
12 & 13	9	0.757	0.932	23.0%	0.828	1.035
Year Built or Year Renovated	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
1900 - 1960	8	0.904	0.979	8.3%	0.888	1.070
1961 - 1975	17	0.880	1.008	14.6%	0.950	1.065
1976 - 1990	27	0.913	1.005	10.0%	0.954	1.056
1991 - 2000	242	0.859	0.969	12.8%	0.955	0.983
2001 - 2004	560	0.887	0.989	11.5%	0.979	0.999
2005 - 2007	1573	0.908	0.995	9.6%	0.989	1.001
Condition	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
Fair	1	1.134	1.057	-6.8%	NA	NA
Average	2392	0.899	0.991	10.3%	0.986	0.996
Good	31	0.853	0.972	14.0%	0.931	1.013
Very Good	3	0.719	0.963	33.9%	0.904	1.022
Stories	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
1	75	0.855	0.980	14.6%	0.949	1.011
1.5	15	0.812	0.970	19.5%	0.904	1.036
2	2270	0.900	0.992	10.1%	0.987	0.996
2.5	23	0.894	0.985	10.2%	0.955	1.016
3	44	0.879	0.992	12.9%	0.943	1.042

Area 75 Physical Inspection Ratio Confidence Intervals

These tables represent the percentage changes for specific characteristics.

A 2008 LOWER 95% C.L. greater than the overall weighted mean indicates that assessment levels may be relatively high. A 2007 UPPER 95% C.L. less than the overall weighted mean indicates that levels may be relatively low. The overall 2008 weighted mean is 99.1.

The confidence interval for the arithmetic mean is used as an estimate for the weighted mean.

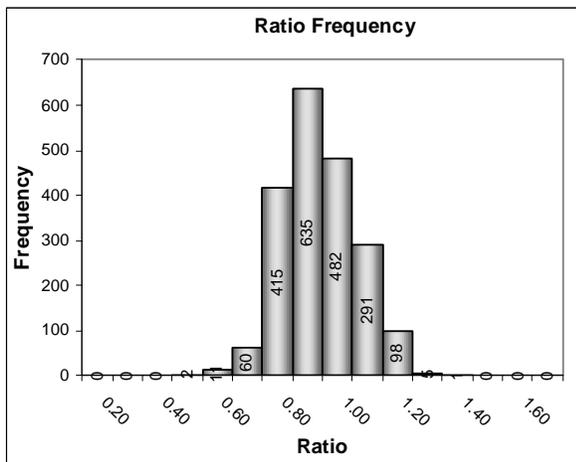
It is difficult to draw valid conclusions when the sales count is low.

Above Grade Living Area	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
400 - 1000	3	0.803	0.922	14.9%	0.877	0.967
1001 - 1500	244	0.907	1.001	10.4%	0.981	1.021
1501 - 2000	440	0.888	0.986	11.1%	0.974	0.998
2001 - 2500	584	0.899	0.998	11.0%	0.989	1.008
2501 - 3000	545	0.904	0.996	10.2%	0.986	1.005
3001 - 3500	429	0.895	0.989	10.6%	0.980	0.999
3501 - 4000	129	0.894	0.975	9.0%	0.957	0.992
4001 - 8000	53	0.909	0.972	7.0%	0.936	1.009
View Y/N	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
N	2032	0.899	0.992	10.4%	0.987	0.997
Y	395	0.897	0.988	10.2%	0.977	0.999
Wft Y/N	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
N	2413	0.898	0.991	10.4%	0.986	0.996
Y	14	0.942	1.011	7.4%	0.962	1.061
Sub	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
008	98	0.856	0.967	12.9%	0.942	0.992
009	1150	0.867	0.988	13.9%	0.981	0.996
010	1179	0.933	0.996	6.8%	0.990	1.002
Lot Size	Count	2007 Weighted Mean	2008 Weighted Mean	Percent Change	2008 Lower 95% C.L.	2008 Upper 95% C.L.
800 - 1500	71	0.887	0.974	9.8%	0.936	1.011
1501 - 3000	268	0.890	0.993	11.6%	0.975	1.012
3001 - 5000	868	0.892	1.004	12.5%	0.996	1.012
5001 - 7000	670	0.887	0.989	11.5%	0.981	0.997
7001 - 10000	351	0.936	0.990	5.8%	0.979	1.002
10001 - 36000	127	0.917	0.965	5.3%	0.947	0.984
36001 - 5 AC	53	0.893	0.987	10.5%	0.954	1.021
5.10AC - 10AC	15	0.884	1.000	13.2%	0.924	1.076
10.01AC - 20AC	4	0.598	0.780	30.4%	0.380	1.180

Physical Inspection Ratio Study Report (Before)

2007 Assessment

District/Team: SE / Team - 1	Lien Date: 01/01/2007	Date of Report: 7/16/2008	Sales Dates: 1/2005- 12/2007
Area SnoqRidge/ISS Highlands	Appr ID: RSOW	Property Type: 1 to 3 Unit Residences	Adjusted for time?: No
SAMPLE STATISTICS			
Sample size (n)	2427		
Mean Assessed Value	500,900		
Mean Sales Price	557,700		
Standard Deviation AV	179,277		
Standard Deviation SP	218,520		
ASSESSMENT LEVEL			
Arithmetic Mean Ratio	0.914		
Median Ratio	0.911		
Weighted Mean Ratio	0.898		
UNIFORMITY			
Lowest ratio	0.485		
Highest ratio:	1.393		
Coefficient of Dispersion	11.54%		
Standard Deviation	0.127		
Coefficient of Variation	13.88%		
Price Related Differential (PRD)	1.018		
RELIABILITY			
95% Confidence: Median			
Lower limit	0.901		
Upper limit	0.919		
95% Confidence: Mean			
Lower limit	0.909		
Upper limit	0.919		
SAMPLE SIZE EVALUATION			
N (population size)	4661		
B (acceptable error - in decimal)	0.05		
S (estimated from this sample)	0.127		
Recommended minimum:	26		
Actual sample size:	2427		
Conclusion:	OK		
NORMALITY			
Binomial Test			
# ratios below mean:	1240		
# ratios above mean:	1187		
z:	1.076		
Conclusion:	Normal*		
*i.e. no evidence of non-normality			



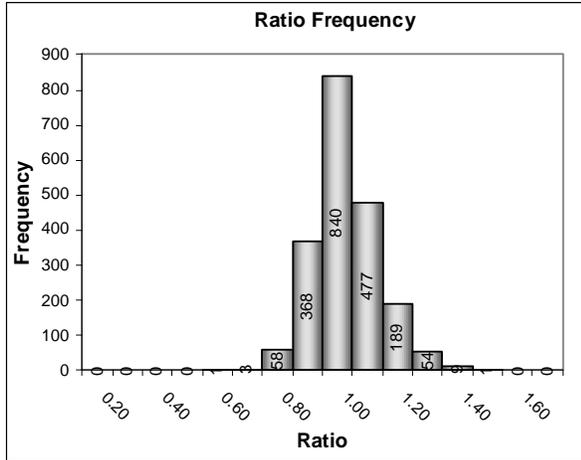
COMMENTS:

1 to 3 Unit Residences throughout area 75

Physical Inspection Ratio Study Report (After)

2008 Assessment

District/Team: SE / Team - 1	Lien Date: 01/01/2008	Date of Report: 7/16/2008	Sales Dates: 1/2005 - 12/2007
Area SnogRidge/ISS Highlands	Appr ID: RSOW	Property Type: 1 to 3 Unit Residences	Adjusted for time?: No
SAMPLE STATISTICS			
Sample size (n)	2427		
Mean Assessed Value	552,700		
Mean Sales Price	557,700		
Standard Deviation AV	195,172		
Standard Deviation SP	218,520		
ASSESSMENT LEVEL			
Arithmetic Mean Ratio	1.008		
Median Ratio	0.989		
Weighted Mean Ratio	0.991		
UNIFORMITY			
Lowest ratio	0.569		
Highest ratio:	1.415		
Coefficient of Dispersion	9.78%		
Standard Deviation	0.120		
Coefficient of Variation	11.90%		
Price Related Differential (PRD)	1.017		
RELIABILITY			
95% Confidence: Median			
Lower limit	0.984		
Upper limit	0.997		
95% Confidence: Mean			
Lower limit	1.003		
Upper limit	1.013		
SAMPLE SIZE EVALUATION			
N (population size)	4661		
B (acceptable error - in decimal)	0.05		
S (estimated from this sample)	0.120		
Recommended minimum:	23		
Actual sample size:	2427		
Conclusion:	OK		
NORMALITY			
Binomial Test			
# ratios below mean:	1341		
# ratios above mean:	1086		
z:	5.176		
Conclusion:	Non-normal		



COMMENTS:

1 to 3 Unit Residences throughout area 75

Both assessment level and uniformity have been improved by application of the recommended values.

Client and Intended Use of the Appraisal:

*This mass appraisal report is intended for use only by the King County Assessor and other agencies or departments administering or confirming ad valorem property taxes. Use of this report by others is not intended by the appraiser. The use of this appraisal, analyses and conclusions is limited to the administration of ad valorem property taxes in accordance with Washington State law. As such it is written in concise form to minimize paperwork. The assessor intends that this report conform to the Uniform Standards of Professional Appraisal Practice (USPAP) requirements for a **mass appraisal report** as stated in USPAP SR 6-8. To fully understand this report the reader may need to refer to the Assessor's Property Record Files, Assessors Real Property Data Base, separate studies, Assessor's Procedures, Assessor's field maps, Revalue Plan and the statutes.*

The purpose of this report is to explain and document the methods, data and analysis used in the revaluation of King County. King County is on a six year physical inspection cycle with annual statistical updates. The revaluation plan is approved by Washington State Department of Revenue. The Revaluation Plan is subject to their periodic review.

Definition and Date of Value Estimate:

Market Value

The basis of all assessments is the true and fair value of property. True and fair value means market value (Spokane etc. R. Company v. Spokane County, 75 Wash. 72 (1913); Mason County Overtaxed, Inc. v. Mason County, 62 Wn. 2d (1963); AGO 57-58, No. 2, 1/8/57; AGO 65-66, No. 65, 12/31/65). The true and fair value of a property in money for property tax valuation purposes is its "market value" or amount of money a buyer willing but not obligated to buy would pay for it to a seller willing but not obligated to sell. In arriving at a determination of such value, the assessing officer can consider only those factors which can within reason be said to affect the price in negotiations between a willing purchaser and a willing seller, and he must consider all of such factors. (AGO 65,66, No. 65, 12/31/65)

Highest and Best Use

RCW 84.40.030 *All property shall be valued at one hundred percent of its true and fair value in money and assessed on the same basis unless specifically provided otherwise by law.*

An assessment may not be determined by a method that assumes a land usage or highest and best use not permitted, for that property being appraised, under existing zoning or land use planning ordinances or statutes or other government restrictions.

WAC 458-07-030 (3) True and fair value -- Highest and best use. *Unless specifically provided otherwise by statute, all property shall be valued on the basis of its highest and best use for assessment purposes. Highest and best use is the most profitable, likely use to which a property can be put. It is the use which will yield the highest return on the owner's investment. Any reasonable use to which the property may be put may be taken into consideration and if it is peculiarly adapted to some particular use, that fact may be taken into consideration. Uses that are within the realm of possibility, but not reasonably probable of occurrence, shall not be considered in valuing property at its highest and best use.*

If a property is particularly adapted to some particular use this fact may be taken into consideration in estimating the highest and best use. (Sammish Gun Club v. Skagit County, 118 Wash. 578 (1922)) The present use of the property may constitute its highest and best use. The appraiser shall, however, consider the uses to which similar property similarly located is being put. (Finch v. Grays Harbor County, 121 Wash. 486 (1922)) The fact that the owner of the property chooses to use it for less productive purposes than similar land is being used shall be ignored in the highest and best use estimate. (Sammish Gun Club v. Skagit County, 118 Wash. 578 (1922))

Where land has been classified or zoned as to its use, the county assessor may consider this fact, but he shall not be bound to such zoning in exercising his judgment as to the highest and best use of the property. (AGO 63-64, No. 107, 6/6/64)

Date of Value Estimate

All property now existing, or that is hereafter created or brought into this state, shall be subject to assessment and taxation for state, county, and other taxing district purposes, upon equalized valuations thereof, fixed with reference thereto on the first day of January at twelve o'clock meridian in each year, excepting such as is exempted from taxation by law. [1961 c 15 §84.36.005]

The county assessor is authorized to place any property that is increased in value due to construction or alteration for which a building permit was issued, or should have been issued, under chapter 19.27, 19.27A, or 19.28 RCW or other laws providing for building permits on the assessment rolls for the purposes of tax levy up to August 31st of each year. The assessed valuation of the property shall be considered as of July 31st of that year. [1989 c 246 § 4]

Reference should be made to the property card or computer file as to when each property was valued. Sales consummating before and after the appraisal date may be used and are analyzed as to their indication of value at the date a valuation. If market conditions have changed then the appraisal will state a logical cutoff date after which no market date is used as an indicator of value.

Property Rights Appraised:

Fee Simple

Wash Constitution Article 7 § 1 Taxation: *All taxes shall be uniform upon the same class of property within the territorial limits of the authority levying the tax and shall be levied and collected for public purposes only. The word "property" as used herein shall mean and include everything, whether tangible or intangible, subject to ownership. All real estate shall constitute one class.*

Trimble v. Seattle, 231 U.S. 683, 689, 58 L. Ed. 435, 34 S. Ct. 218 (1914) *“the entire [fee] estate is to be assessed and taxed as a unit”*

Folsom v. Spokane County, 111 Wn. 2d 256 (1988) *“the ultimate appraisal should endeavor to arrive at the fair market value of the property as if it were an unencumbered fee”*

The definition of fee simple estate as taken from The Third Edition of The Dictionary of Real Estate Appraisal, published by the Appraisal Institute. “Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat.”

Assumptions and Limiting Conditions:

1. *No opinion as to title is rendered. Data on ownership and legal description were obtained from public records. Title is assumed to be marketable and free and clear of all liens and encumbrances, easements and restrictions unless shown on maps or property record files. The property is appraised assuming it to be under responsible ownership and competent management and available for its highest and best use.*
2. *No engineering survey has been made by the appraiser. Except as specifically stated, data relative to size and area were taken from sources considered reliable, and no encroachment of real property improvements is assumed to exist.*
3. *No responsibility for hidden defects or conformity to specific governmental requirements, such as fire, building and safety, earthquake, or occupancy codes, can be assumed without provision of specific professional or governmental inspections.*
4. *Rental areas herein discussed have been calculated in accord with generally accepted industry standards.*
5. *The projections included in this report are utilized to assist in the valuation process and are based on current market conditions and anticipated short term supply demand factors. Therefore, the projections are subject to changes in future conditions that cannot be accurately predicted by the appraiser and could affect the future income or value projections.*
6. *The property is assumed uncontaminated unless the owner comes forward to the Assessor and provides other information.*
7. *The appraiser is not qualified to detect the existence of potentially hazardous material which may or may not be present on or near the property. The existence of such substances may have an effect on the value of the property. No consideration has been given in this analysis to any potential diminution in value should such hazardous materials be found (unless specifically noted). We urge the taxpayer to retain an expert in the field and submit data affecting value to the assessor.*
8. *No opinion is intended to be expressed for legal matters or that would require specialized investigation or knowledge beyond that ordinarily employed by real estate appraisers, although such matters may be discussed in the report.*
9. *Maps, plats and exhibits included herein are for illustration only, as an aid in visualizing matters discussed within the report. They should not be considered as surveys or relied upon for any other purpose.*
10. *The appraisal is the valuation of the fee simple interest. Unless shown on the Assessor's parcel maps, easements adversely affecting property value were not considered.*
11. *An attempt to segregate personal property from the real estate in this appraisal has been made.*
12. *Items which are considered to be "typical finish" and generally included in a real property transfer, but are legally considered leasehold improvements are included in the valuation unless otherwise noted.*
13. *The movable equipment and/or fixtures have not been appraised as part of the real estate. The identifiable permanently fixed equipment has been appraised in accordance with RCW 84.04.090 and WAC 458-12-010.*
14. *I have considered the effect of value of those anticipated public and private improvements of which I have common knowledge. I can make no special effort to contact the various jurisdictions to determine the extent of their public improvements.*

15. *Exterior inspections were made of all properties in the physical inspection areas (outlined in the body of the report) however; due to lack of access and time few received interior inspections.*

Scope of Work Performed:

Research and analyses performed are identified in the body of the revaluation report. The assessor has no access to title reports and other documents. Because of legal limitations we did not research such items as easements, restrictions, encumbrances, leases, reservations, covenants, contracts, declarations and special assessments. Disclosure of interior home features and, actual income and expenses by property owners is not a requirement by law therefore attempts to obtain and analyze this information are not always successful. The mass appraisal performed must be completed in the time limits indicated in the Revaluation Plan and as budgeted. The scope of work performed and disclosure of research and analyses not performed are identified throughout the body of the report.